

I hereby give notice that an Ordinary Council Meeting of the Grey District Council will be held:

Date: Monday 23 September 2024

Time: 4:00pm

Venue: Council Chambers, 105 Tainui Street, Greymouth

Paul Pretorius
Acting Chief Executive

ORDINARY COUNCIL MEETING

AGENDA

Members:

Mayor: Mayor Tania Gibson
Deputy Mayor: Councillor Allan Gibson
Members: Councillor John Canning
Councillor Peter Davy
Councillor Kate Kennedy
Councillor Rex MacDonald
Councillor Robert Mallinson
Councillor Tim Mora
Councillor Jack O'Connor
Kaiwhakahaere Francois Tumahai

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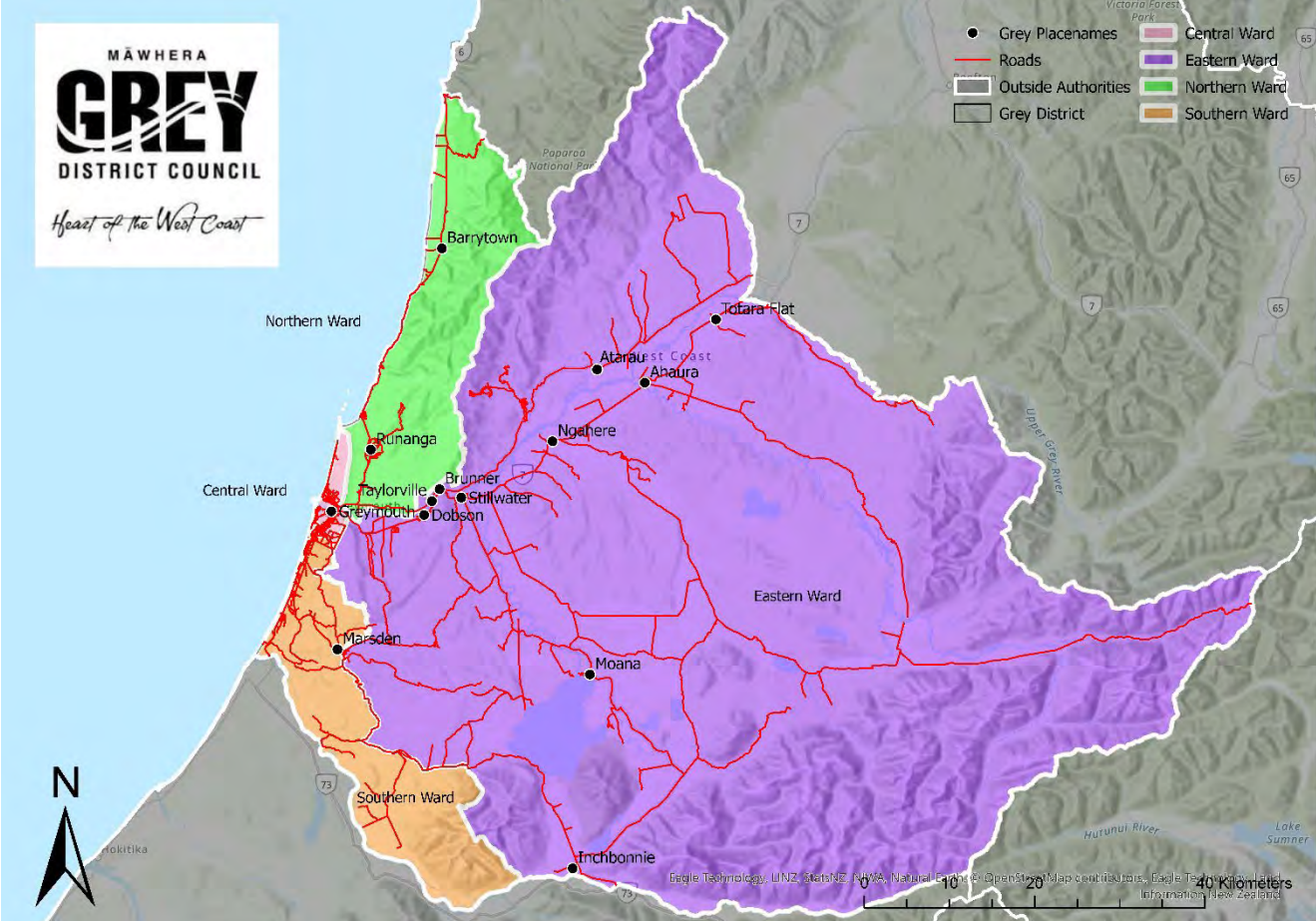
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- Grey Placenames
- Roads
- ▭ Outside Authorities
- ▭ Grey District
- ▭ Central Ward
- ▭ Eastern Ward
- ▭ Northern Ward
- ▭ Southern Ward



ORDINARY COUNCIL MEETING OF THE GREY DISTRICT COUNCIL

to be held at Council Chambers, 105 Tainui Street, Greymouth on Monday 23 September 2024 commencing at 4:00pm

AGENDA

Before Council - Public Forum: 3:30 pm

Note: A period is set aside for the public to speak to Council before the meeting. Members of the public are allocated a time to address the Council on items that fall within delegations of the Council provided the matters are not subject to legal proceedings, and are not already subject to a process providing for the hearing of submissions. Speakers may be questioned through the Chair by members, but questions must be confined to obtaining information or clarification on matters raised by the speaker(s). Such presentations do not form part of the formal business of the meeting with those requiring further action being referred to the Chief Executive for further reporting at another Council meeting.

Speakers during Council: Nil

COUNCIL IN OPEN MEETING

GENERAL BUSINESS AND TABLED ITEMS

Items not on the agenda for the meeting require a resolution under section 46A of the Local Government Official Information and Meetings Act 1987 stating the reasons why the item was not on the agenda and why it cannot be dealt with at a subsequent meeting on the basis of a full agenda item. It is important to note that late items can only be dealt with when special circumstances exist and not as a means of avoiding or frustrating the requirements in the Act relating to notice, agendas, agenda format and content.

LOCAL AUTHORITIES (MEMBERS' INTERESTS) ACT 1968

Council members are reminded that if he/she has a direct or indirect interest in any item on the agenda be it pecuniary or on grounds of bias and predetermination, then he/she must declare this interest and refrain from discussing or voting on this item.

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1 APOLOGIES AND DECLARATIONS OF INTEREST

1.1 APOLOGIES

Nil

1.2 UPDATES TO THE INTERESTS REGISTER

Elected members to please advise if there are any changes to be made to the current Interests Register.

1.3 IDENTIFY ANY CONFLICTS OF INTERESTS IN THE AGENDA

Notwithstanding that an elected member may declare an interest at any later stage in this Agenda (prior to taking part in the deliberation of a particular item) those items where an interest will be declared may wish to be disclosed now.

2 CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

2.1 CONFIRMATION OF THE ORDINARY COUNCIL MEETING HELD ON 12 AUGUST 2024

SUGGESTED RECOMMENDATION

That the minutes of the Ordinary Council Meeting held on 12 August 2024 be confirmed as true and correct.

2.2 CONFIRMATION OF THE EXTRAORDINARY COUNCIL MEETING HELD ON 13 AUGUST 2024

SUGGESTED RECOMMENDATION

That the minutes of the Extraordinary Council Meeting held on 13 August 2024 be confirmed as true and correct.

2.3 CONFIRMATION OF THE EXTRAORDINARY COUNCIL MEETING HELD ON 27 AUGUST 2024

SUGGESTED RECOMMENDATION

That the minutes of the Extraordinary Council Meeting held on 27 August 2024 be confirmed as true and correct.

2.4 RECEIPT OF MINUTES OF THE FINANCE REGULATORY AND BUSINESS SUPPORT COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 9 SEPTEMBER 2024

SUGGESTED RECOMMENDATION

That the minutes of the Finance Regulatory and Business Support Committee held on 9 September 2024 be received and noted.

2.5 RECEIPT OF MINUTES OF THE OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 9 SEPTEMBER 2024

SUGGESTED RECOMMENDATION

That the minutes of the Operations and Capital Programme Delivery Committee held on 9 September 2024 be received and noted.

MINUTES OF THE ORDINARY COUNCIL MEETING OF THE GREY DISTRICT COUNCIL**Held in Council Chambers, 105 Tainui Street, Greymouth****on Monday 12 August 2024 commencing at 4:00pm**

PRESENT: Mayor Tania Gibson (Chair)
Councillor Allan Gibson (Deputy Mayor), Councillor John Canning, Councillor Kate Kennedy, Councillor Rex MacDonald, Councillor Robert Mallinson, Councillor Tim Mora, Councillor Jack O'Connor, Kaiwhakahaere Francois Tumahai

IN ATTENDANCE: Paul Pretorius (Acting Chief Executive), Aaron Haymes (Group Manager Operations) via Zoom, Neil Engelbrecht (Finance Manager), Kaia Beal (Solid Waste Officer), Paddy Blanchfield (Transport & Infrastructure Manager), Adrian Perrin-Smith-Kahl (Building Control Manager), Bernadine Lombard (Quality Assurance Officer), Megan Bourke (Communications Officer), Trish Jellyman (Democracy Advisor)

1 APOLOGIES AND DECLARATIONS OF INTEREST**APOLOGY****RESOLUTION OCM 24/08/017****Moved: Mayor Tania Gibson****Seconded: Cr Tim Mora**

That the apology received from Cr Peter Davy be accepted and leave of absence granted.

Carried Unanimously**1.2 UPDATES TO THE INTERESTS REGISTER**

There were no updates to the Interest Register.

1.3 IDENTIFY ANY CONFLICTS OF INTERESTS IN THE AGENDA

No declarations were made..

2 CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS**2.1 CONFIRMATION OF THE ORDINARY COUNCIL MEETING HELD ON 24 JUNE 2024****RESOLUTION OCM 24/08/018****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Ordinary Council Meeting held on 24 June 2024 be confirmed as true and correct.

Carried Unanimously**2.2 CONFIRMATION OF THE EXTRAORDINARY COUNCIL MEETING HELD ON 27 JUNE 2024**

RESOLUTION OCM 24/08/019**Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Extraordinary Council Meeting held on 27 June 2024 be confirmed as true and correct.

Carried Unanimously**2.3 CONFIRMATION OF THE EXTRAORDINARY COUNCIL MEETING HELD ON 17 JUNE 2024****RESOLUTION OCM 24/08/020****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Extraordinary Council Meeting held on 17 June 2024 be confirmed as true and correct.

Carried Unanimously**2.4 CONFIRMATION OF THE EXTRAORDINARY COUNCIL MEETING HELD ON 11 JULY 2024****RESOLUTION OCM 24/08/021****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Extraordinary Council Meeting held on 11 July 2024 be confirmed as true and correct.

Carried Unanimously**2.5 CONFIRMATION OF THE EXTRAORDINARY COUNCIL MEETING HELD ON 19 JULY 2024****RESOLUTION OCM 24/08/022****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Extraordinary Council Meeting held on 19 July 2024 be confirmed as true and correct.

Carried Unanimously**2.6 RECEIPT OF MINUTES OF THE FINANCE REGULATORY AND BUSINESS SUPPORT COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 17 JUNE 2024****RESOLUTION OCM 24/08/023****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Finance Regulatory and Business Support Committee held on 17 June 2024 be received and noted.

Carried Unanimously

2.7 RECEIPT OF MINUTES OF THE OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 17 JUNE 2024**RESOLUTION OCM 24/08/024****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Operations and Capital Programme Delivery Committee held on 17 June 2024 be received and noted.

Carried Unanimously**2.8 RECEIPT OF MINUTES OF THE COMMERCIAL ECONOMIC DEVELOPMENT COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 17 JUNE 2024****RESOLUTION OCM 24/08/025****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Commercial Economic Development Committee held on 17 June 2024 be received and noted.

Carried Unanimously**2.9 RECEIPT OF MINUTES OF THE CREATIVE COMMUNITIES SCHEME ASSESSMENT SUB-COMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 22 MAY 2024****RESOLUTION OCM 24/08/026****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Creative Communities Scheme Assessment Sub-Committee Meeting held on 22 May 2024 be received and noted.

Carried Unanimously**2.10 RECEIPT OF MINUTES OF THE SPORT NEW ZEALAND RURAL TRAVEL FUND SUB-COMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 22 MAY 2024****RESOLUTION OCM 24/08/027****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the minutes of the Sport New Zealand Rural Travel Fund Sub-Committee Meeting held on 22 May 2024 be received and noted.

Carried Unanimously**2.11 RECEIPT OF MINUTES OF THE FINANCE REGULATORY AND BUSINESS SUPPORT COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 29 JULY 2024**

Cr Mallinson stated that there is a misunderstanding in the minutes where he had raised the issue of when the unaudited financial results for 23/24 would be available. He stated that he had never intended to suggest that the complete annual report should be available in August, he meant when would Councillors know what the final (unaudited) deficit for the year ending 30 June is likely to be.

RESOLUTION OCM 24/08/028

Moved: Cr Allan Gibson

Seconded: Cr John Canning

That the minutes of the Finance Regulatory and Business Support Committee held on 29 July 2024 be received and noted.

Carried Unanimously

2.12 RECEIPT OF MINUTES OF THE OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 29 JULY 2024

RESOLUTION OCM 24/08/029

Moved: Cr Allan Gibson

Seconded: Cr John Canning

That the minutes of the Operations and Capital Programme Delivery Committee held on 29 July 2024 be received and noted.

Carried Unanimously

3 LIST OF ACRONYMS USED

4 MATTERS UNDER ACTION

4.1 MATTERS UNDER ACTION

Refer page 83 of the agenda.

The Acting CE advised that a new approach has been made to the WCRC regarding the Port - Transfer of Responsibility, and he is expecting an outcome this week.

Application for Road Closure: - The Acting CE advised that this is a very complex matter and is ongoing

Runanga Reserve Classification: This matter remains the same.

Town Centre Digital Displays: The Acting CE advised that the digital displays have been ordered and are expected any day.

RESOLUTION OCM 24/08/030

Moved: Cr Allan Gibson

Seconded: Cr Jack O'Connor

That the updates are noted.

Carried Unanimously

5 AGENDA ITEMS

5.1 DOCUMENTS EXECUTED UNDER THE COMMON SEAL OF COUNCIL

Refer page 84 of the agenda.

RESOLUTION OCM 24/08/031

Moved: Cr Robert Mallinson

Seconded: Cr Rex MacDonald

That the following documents be executed under the Common Seal of the Council:

1. Deed of Ground Lease between Grey District Council and Marcia Pere for all of the land at 8 Coakley Street, Blaketown in Lot 5 Deposited Plan 3326 being 508m² (more or less) and contained in Record of Title WS8B/963.
2. Deed of Ground Lease between Grey District Council and Leslie Frederick Thomas and Karen Thomas for all that piece of land situated at 176 Preston Road, Greymouth, containing 645 square metres be the same a little more or less being Lot 5 DP 1746 Borough of Greymouth and being part of the land comprised in Record of Title WS1A/834 Westland Registry subject to K1078 (hereinafter referred to as "the said land").
3. Private Development Agreement between Grey District Council and Ball Developments Limited. Subdivision at Kaiata Park, involves Lot 200 vesting in Council as reserve land. The Reserve is currently contained in Record of Title 433119 (Reserve Title).
4. Deed of Ground Lease between Grey District Council and Sandra Lee Davison for all of the land at 6 Pitt Street, Cobden, Greymouth 7802 in Lot 5 Deposited Plan 1010 being 974 square metres (more or less) and contained in Record of Title 398499.

Carried Unanimously

5.2 MAYOR'S UPDATE

Refer page 85 of the agenda.

Cr O'Connor stated that the new weekly video called "Two minutes with the Mayor" is proactive and very good to see.

Her Worship stated that good feedback has been received. She invited input from Councillors at any time should they wish.

RESOLUTION OCM 24/08/032

Moved: Cr Allan Gibson

Seconded: Cr Jack O'Connor

1. That the Mayor's activity report for the period 17 June to 31 July 2024 be received.

Carried Unanimously

5.3 CHIEF EXECUTIVE'S UPDATE: 17 JUNE - 31 JULY 2024

Refer page 89 of the agenda.

RESOLUTION OCM 24/08/033

Moved: Mayor Tania Gibson

Seconded: Cr John Canning

1. That the Chief Executive’s update for the period 17 June to 31 July 2024 be received.

Carried Unanimously

5.4 LANDFILL FINANCIAL ASSISTANCE FUND 2024-2025 FINANCIAL YEAR

Refer page 92 of the agenda.

Cr Mora declared a conflict of interest and took no further part in discussions.

Her Worship stated that this is a matter that Council would always like to be able to do more for especially when it comes to old furniture being dumped outside the Salvation Army as it then costs them to dispose of it.

Cr Kennedy agreed with Her Worship regarding the Salvation Army Family Store application and stated that the more responsible people can be with the disposal of their own rubbish the better.

Cr O’Connor queried as to whether Family Start West Coast and Greymouth Community Corrections are eligible as they are government departments.

The SWMO advised that both organisations are classed as welfare organisations therefore they are eligible for funding.

Her Worship thanked staff for their input on this matter and congratulated the SWMO on his work in this area.

RESOLUTION OCM 24/08/034

Moved: Cr Robert Mallinson

Seconded: Cr Kate Kennedy

That Council

1. Receives the report Landfill Funding Assistance Grant 2024-2025 Financial Year.
2. Approves and distributes the below funds.

Organisation	Tonnes applied for	Recommended allocation (Tn)	Recommended Funding Allocation (\$)
Uniting Church Op Shop	3.45	1.53	803.25
Cobden-Runanga Anglican Church – Sharing Shed	3.00	1.43	750.75
The Shed Youth Project	1.00	1.00	525.00
Family Start West Coast	3.00	1.43	750.75
Cobden Kohinoor Rugby League Club	0.50	0.50	262.50
Kaiata Community Centre Incorporated	0.50	0.50	262.50
Cobden Bowling Club	1.50	1.11	582.75
Nelson Creek Community Incorporated	5.00	1.87	981.75
Camerons Community Club Incorporated	1.50	1.11	582.75
The Salvation Army Family Store	25.00	6.19	3,249.75
Greymouth Community Corrections	3.00	1.43	749.50
Presbyterian Support	0.95	0.95	498.75
TOTAL	48.40	19.50	10,000.00

Carried Unanimously

5.5 REPRESENTATION REVIEW: ARRANGEMENTS FOR 2025 LOCAL ELECTIONS

Refer page 97 of the agenda.

Her Worship thanked the Acting CE for completing this matter in house and avoiding consultant fees. She stated the process ran smoothly. She said that as a Council, elected members are happy with the current representation of the district, it is fair and working well in its current form. She advised that local Iwi, Te Rūnanga o Ngāti Waewae are still happy with the arrangements for Māori representation.

The Acting CE advised that the EO is now handling this process. He advised that the next Representation Review will also be mostly done in house.

RESOLUTION OCM 24/08/035

Moved: Mayor Tania Gibson

Seconded: Cr Tim Mora

That Council:

1. Takes note that a draft Representation Proposal was publicly notified in accordance with Section 19M(1) of the Local Electoral Act 2001.
2. Acknowledges no submissions were received.
3. Approves the Representation Proposal attached hereto as Annexure A and confirm this will be the Final Proposal for arrangements for the 2025 and 2028 local elections.

Carried Unanimously

5.6 RE-DESIGNATION OF CARPARKING FOR POLICE USE

Refer page 104 of the agenda.

The Acting CE requested that the letter from NZ Police regarding this matter as circulated be appended to the minutes.

Her Worship acknowledged the struggle that Police are having regarding parking in the CBD.

Cr O'Connor noted that the car parks will be marked as Police parks, he asked who will enforce this.

The Acting CE confirmed that staff will enforce this but he is not expecting it to be an issue.

Cr MacDonald said that the two Police carparks in Mackey Street will be the most problematic, he suggested talking to businesses in this area prior to the carparks being designated to Police. He stated that there is extra carparking across the road at the former Duncan Hardie building site.

The Acting CE advised that the RM has been dealing with this matter, as the Police had asked for more carparks.

Cr MacDonald asked if the decision relating to the carparks on Mackey Street could be delayed to ensure that businesses are happy.

Her Worship stated that discussion should have been had with the surrounding business owners.

The Acting CE suggested that if there are no issue with the businesses then Council continues with executing the decision and if there are concerns then the matter comes back to Council.

Cr MacDonald stated that he is happy that work continues with the Police on this matter, but feels that this problem is not of Council's making.

Her Worship acknowledged that parking in the CBD is controversial and for the need for some understanding around this as the parking is for emergency callouts to enable the Police to get to their vehicles in a fast and timely manner.

RESOLUTION OCM 24/08/036

Moved: Mayor Tania Gibson

Seconded: Cr Allan Gibson

That Council

1. Approves the re-designation of nine parking spaces (2 Mackay Street & 7 Tarapuhi Street) for the sole use of the NZ Police for a three year period.
2. Recoup costs from NZ Police associated with the re-designation of parking spaces. This includes but not being limited to the purchasing of signage and road marking.

Amendment

Moved: Cr Tim Mora

Seconded: Cr Jack O'Connor

That the following provision be added to the resolution.

3. That the execution of the decision 1 in relation to the two Mackay Street parks be held in abeyance pending negotiations with businesses in that area and a report be brought back to Council should there be any issues.

Cr Mora spoke to the amendment and stated that he thought Cr MacDonald was only questioning provision of the two carparks on Mackey Street, and not all carparks that were requested. He supports the discussion on two carparks but feels that Council needs to support the Police on this as they are having to look for alternative premises through no fault of their own, and they do need access to their vehicles.

Cr MacDonald confirmed he was only referring to the two carparks on Mackey Street.

Her Worship and Cr Gibson indicated that they are happy with the addition as suggested.

RESOLUTION OCM 24/08/037

Moved: Mayor Tania Gibson

Seconded: Cr Allan Gibson

That Council

1. Approves the re-designation of nine parking spaces (2 Mackay Street & 7 Tarapuhi Street) for the sole use of the NZ Police for a three year period.
2. Recoup costs from NZ Police associated with the re-designation of parking spaces. This includes but not being limited to the purchasing of signage and road marking.
3. That the execution of the decision 1 in relation to the two Mackay Street parks be held in abeyance pending negotiations with businesses in that area and a report be brought back to Council should there be any issues.

Carried Unanimously**5.7 OUTCOME OF PUBLIC CONSULTATION: KAIATA-STILLWATER AREA INFRASTRUCTURE FUNDS - APPLICATION FOR DOBSON COMMUNITY HALL UPGRADE**

Refer page 110 of the agenda.

Cr Gibson and Cr Mallinson both declared an interest and took no further part in the discussion or voting.

It was confirmed that the hall received Covid funding.

Cr O'Connor noted that there was only one quote provided. It was confirmed that the Dobson Domain Board has only applied for the amount of money available.

The Acting CE advised that Council is only paying out on invoices and if they receive a lower invoice Council pays the lower amount and nothing more.

RESOLUTION OCM 24/08/038

Moved: Cr John Canning

Seconded: Cr Rex MacDonald

That Council considers the submissions received and;

1. Council approves the Dobson Reserve Board's request for \$93,000.00 from the Kaiata-Stillwater Area Infrastructure Reserve Fund.
2. Payment of the money to be transferred to the Dobson Reserve Board upon receipt of invoices for work carried out on the Hall.

Carried Unanimously

5.8 COBDEN BOAT RAMP: UNINTENDED CONSEQUENCES.

Refer page 123 of the agenda.

Her Worship stated it is pleasing to see the popularity of this area increasing and visitors to the district enjoying the fishing. She stated that Council wishes to ensure that all visitors are welcomed to this area as this is the original freedom camping area that was funded by the Tourism Infrastructure Fund. She stated it is important that residents in the area are considered as well as the health and safety of users. She stated Council needs to ensure that ratepayer funded infrastructure isn't being damaged and used over its capacity. She stated that policies for the port and the bar crossings must be considered. She spoke of the importance of finding a balance. Work will continue with the community group that put the boat ramp in to discuss issues and to try to mitigate and assess some of these issues.

Cr Gibson stated that care needs to be taken to ensure this isn't over regulated.

Cr Kennedy stated there is a lot of use of activity in this area over the summer. She is concerned about the costs of amenities such as public toilets in these areas, and concerned as to whether this is a priority area.

Her Worship stated that amenities may be considered via the LTP.

Cr O'Connor asked if Blaketown boat ramp is being utilised to the same extent as Cobden.

The Acting CE stated that the Blaketown boat ramp is in poor condition. He stated that there is no parking in this area but it could be seen as a potential overflow, and this could be discussed with users.

Cr Mallinson spoke of the importance of having a Harbourmaster in place in the not too distant future.

The Acting CE stated this is more of a social media group of users.

Cr Mora advised that the Greymouth Lions put in a barbeque and shelter in this area a few years ago. He said that a group approached Lions to see if toilets could be installed but were told that this is a Council responsibility and that the issue for Council will be the ongoing costs. He suggested that Portaaloos could be put in place while a more permanent solution is sought.

The Acting CE advised that a bar crossing fee needs to be discussed with users first. He stated that it would be prudent for the GMO to speak with the group and then prepare a full report which could then come back to Council.

The GMO advised that most issues raised have been covered by the users and this matter still needs quite a bit of work. He stated that he visited the Cobden boat ramp recently and had discussions with some of the boaties and they advised that they love the facility. He advised that it is more about how the boat ramp area works and that there is no damage and residents are not impacted and are happy with the activity. He stated that the launching ramp facilities are very good. He discussed the bar crossing fee with users but he

feels this may be difficult to administer. He said that some users have offered to pay, and the group is considering forming a club.

The Acting CE stated that visiting fishermen come mainly over weekends and staff do not work weekends and is concerned about how payment would be enforced over the weekends.

Her Worship stated that Council is not looking to charge for revenue. She spoke of the importance of working together as this is a community asset.

Cr MacDonald stated that this is the only time he can remember this amount of boats visiting. He suggested that Council takes the time to work through what is actually required to make it work.

Her Worship expressed concern around how the matter was blown out of proportion on social media. She stated that ratepayers and residents in this area have to be considered. She thanked the GMO for his work on this matter.

RESOLUTION OCM 24/08/039

Moved: Mayor Tania Gibson

Seconded: Cr Allan Gibson

That Council notes:

The increase in the number of users of the Cobden Boat ramp and the unintended consequences that require Council management and the fact that staff will, in consultation with users of the Boat Ramp present formal recommendations to Council, likely at the end of October 2024.

Carried Unanimously

5.9 DANGEROUS, AFFECTED AND INSANITARY BUILDINGS POLICY REVIEW

Refer page 125 of the agenda.

Her Worship spoke of the frustration regarding the state of some buildings around the district that Council cannot do anything about.

Cr O'Connor asked where Council is at with earthquake prone buildings.

The GMO advised that this piece of legislation has had a name change and was formerly called The Dangerous, Earthquake Prone and Sanitary Buildings Policy but the earthquake prone legislation has now been separated out. He advised that there is a big difference between a dangerous building and an earthquake prone building. He advised that some organisations have a policy where they won't allow people to occupy earthquake prone buildings and if this was applied nationally then a lot of buildings would have to be emptied out, which is not practicable. He stated that buildings that fall into the earthquake prone category are upgraded over a number of years and they have deadlines for them to be either upgraded or removed. He said that the new government have given an extension of time while this legislation is reconsidered as it is difficult for building owners to meet the requirement.

RESOLUTION OCM 24/08/040

Moved: Cr John Canning

Seconded: Cr Allan Gibson

That Council

1. Notes the contents of this report, and
2. Adopts the updated version of the Grey District Council Dangerous, Affected and Insanitary Buildings Policy V1.03, updated in July 2024 and attached to this report.
3. Notes that the next policy review date is on or before July 2029.
4. Confirms its belief that the changes made are of a cosmetic nature only and that there would be no need to undertake the S132 (2) consultation.

Carried Unanimously

6 MISCELLANEOUS ITEMS

7 REPORTS FROM OUTSIDE ORGANISATIONS

7.1 RECEIPT OF MINUTES FROM OUTSIDE ORGANISATIONS

Refer page 142 of the agenda.

RESOLUTION OCM 24/08/041

Moved: Mayor Tania Gibson

Seconded: Cr Jack O'Connor

"that

The Minutes of the following outside organisation be received:

1. Minutes of the AGM of the Cobden-Aromahana Sanctuary and Recreation Areas held on 23 July 2024.

Carried Unanimously

8 IN COMMITTEE ITEMS

That the public is excluded from this part of the meeting in relation to:

Agenda items: 8.1, 8.2, 8.3, 8.4, 8.5, 8.6, 8.7, 8.8, 8.9, 8.10, 8.11, 8.12, 8.13, & 8.14

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

It be noted that Mr Darryll Park and Mr Terry Birchfield will address Council on item 8.9 – Proposed Lease of Harbour Land (Koromiko Block), but they will not be present for the discussion of it.

RESOLUTION OCM 24/08/042

Moved: Mayor Tania Gibson

Seconded: Cr Allan Gibson

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
8.1 - CONFIRMATION OF IN COMMITTEE MINUTES OF ORDINARY COUNCIL MEETING HELD ON 24 JUNE 2024	s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
8.2 - CONFIRMATION OF IN COMMITTEE MINUTES OF EXTRAORDINARY COUNCIL MEETING HELD ON 17 JUNE 2024	s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
8.3 - RECEIPT OF IN COMMITTEE MINUTES OF THE FINANCE REGULATORY AND BUSINESS SUPPORT COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 17 JUNE 2024	s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7

<p>8.4 - RECEIPT OF IN COMMITTEE MINUTES OF THE OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 17 JUNE 2024</p>	<p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.5 - RECEIPT OF IN COMMITTEE MINUTES OF THE FINANCE REGULATORY AND BUSINESS SUPPORT COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 29 JULY 2024</p>	<p>s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.6 - RECEIPT OF IN COMMITTEE MINUTES OF THE OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 29 JULY 2024</p>	<p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.7 - RECEIPT OF IN COMMITTEE MINUTES OF THE COMMERCIAL ECONOMIC DEVELOPMENT COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 17 JUNE 2024</p>	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.8 - IN COMMITTEE MATTERS UNDER ACTION IN COMMITTEE</p>	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>

	<p>making available of the information would be likely otherwise to damage the public interest</p>	
<p>8.9 - PROPOSED LEASE OF HARBOUR LAND (KOROMIKO BLOCK)</p>	<p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.10 - LAKE BRUNNER MOTOR CAMP - REQUEST FOR LEASE DECREASE</p>	<p>s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.11 - COUNCIL BUILDING IN TARAPUHI STREET LEASED TO GREYMOUTH MITSUBISHI: ROOF REPLACEMENT</p>	<p>s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(i) - the withholding of the information is necessary to</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>

	<p>enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	
<p>8.12 - VARIATION OF LEASE - GREYMOUTH PORT COMPANY (WESTLAND MINERAL SANDS) AND RELOCATION OF PART OF THE WILDERNESS TRAIL CYCLEWAY</p>	<p>s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.13 - PORT: LEASE OF PART OF THE NEW PORT OFFICE BUILDING TO COMMERCIAL BOAT BUILDER.</p>	<p>s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons</p> <p>s7(2)(g) - the withholding of the information is necessary to maintain legal professional privilege</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.14 - NOTICE OF MOTION: ACTING CHIEF EXECUTIVE REMUNERATION ADJUSTMENT</p>	<p>s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for</p>

		withholding would exist under section 6 or section 7
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Motion Carried

9 COUNCIL RESUMES IN OPEN MEETING

CLOSURE OR RATIFICATION OF DECISIONS IN OPEN MEETING.

The meeting concluded at 5.49pm.

Confirmed

T Gibson
Chairperson

____/____/____
Date

UNCONFIRMED

MINUTES OF THE EXTRAORDINARY COUNCIL MEETING OF THE GREY DISTRICT COUNCIL**Held in Council Chambers, 105 Tainui Street, Greymouth****on Tuesday 13 August 2024 commencing at 4:00pm**

PRESENT: Mayor Tania Gibson (Chair)
Councillor John Canning, Councillor Kate Kennedy, Councillor Rex MacDonald,
Councillor Robert Mallinson, Councillor Tim Mora, Councillor Jack O'Connor

IN ATTENDANCE: Paul Pretorius (Acting Chief Executive), Neil Engelbrecht (Finance Manager), Megan Bourke (Communications Officer), Trish Jellyman (Democracy Advisor)

1 APOLOGIES AND DECLARATIONS OF INTEREST

APOLOGIES

RESOLUTION **SCM 24/08/040**

Moved: **Mayor Tania Gibson**

Seconded: **Cr John Canning**

That the apologies received from Cr Peter Davy, Cr Allan Gibson, and Kw Tumahai be accepted and leave of absence granted.

Carried Unanimously

1.2 UPDATES TO THE INTERESTS REGISTER

There were no updates to the Interest Register.

1.3 IDENTIFY ANY CONFLICTS OF INTERESTS IN THE AGENDA

There were no declarations of interest.

2 LIST OF ACRONYMS USED

3 AGENDA ITEMS

3.1 LATE ITEM: STANDING ORDERS: AMENDMENT OF TO ALLOW MEMBERS TO JOIN REMOTELY AND ENV 2024-CHC 000041-WCRC & GDC: ATTENDING MEDIATION AND ASSOCIATED COST

There are two late items for Council to consider.

RESOLUTION **SCM 24/08/041**

Moved: **Mayor Tania Gibson**

Seconded: **Cr Robert Mallinson**

1. That Council in accordance with Section 46A(7) of the Local Government Official Information and Meetings Act read with Standing Orders 9.12 the following be considered as a late item:

- Standing Orders: Amendment of to Allow Members to Join Remotely.
 - Env 2024-CHC-000041- WCRC & GDC: Attending Meditation and Associated Cost.
2. Council notes the following reasons for the need to deal with the items as late items.
- Standing Orders: - Cut off date is 1 October 2024. Dealing with it now removes any chance of the matter not being in place by 1 October 2024.
 - Env 2024-CHC-000041- WCRC & GDC: Attending Meditation and Associated Cost.
 - The mediation hearing is scheduled for the end of August before the next Council meeting.

Carried Unanimously

3.1 RATES 2024/25: RE-SETTING OF GENERAL RATE

Refer page 7 of the agenda.

Her Worship thanked staff for their work in correcting the error with the setting of the general rate. She also thanked Cr Mallinson for his input and apologised to ratepayers for this error.

RESOLUTION SCM 24/08/042

Moved: Cr Robert Mallinson

Seconded: Cr Tim Mora

That Council:

1. Notes the contents of the report.
2. Council amends its 27 June 2024 decision under the heading Setting of Rates for 2024/5 Financial Year by replacing the Table under 4. General Rates, setting out the general rate per dollar of land value (GST incl.) with the following table:

Rating category	Differential
Residential 1	0.0117307
Residential 2	0.0089192
Residential 3	0.0050231
Rural Residential	0.0021304
Rural	0.0055896
Commercial 1	0.0213692
Commercial 2	0.0225684
Commercial 3	0.0209795
Farming/Forestry	0.0026097

3. Council further amends its 27 June 2024 decision under the heading Setting of Rates for 2024/25 Financial Year by amending under 6. Due date for Payment and Penalties (excl. water rates), the first rate instalment date from 20 August 2024 to 20 September 2024

Carried Unanimously

3.2 ELECTED MEMBERS' REMUNERATION

Refer page 10 of the agenda.

Her Worship stated that the Remuneration Authority have the say on the increasing of elected members remuneration. She stated that she does not feel comfortable getting a payrise in these hard times.

She thanked Councillors for the work that they do. She commented that in the past Council has written to the Remuneration Authority stating that it is not good timing to be receiving a payrise when ratepayers are under stress but the Remuneration Authority does not seem to take notice of this.

The Acting CE advised that Councillors have no option but to accept the payrise.

Her Worship said this is a hard decision when Council knows its communities are struggling.

Cr Mallinson noted that it is up to the Mayor to decide on how Council committees are structured, but he would like to have a discussion next year on this matter.

Her Worship agreed, and stated the Council's committee structure will be looked at when the new CE starts.

RESOLUTION SCM 24/08/043

Moved: Cr Rex MacDonald

Seconded: Cr John Canning

That Council

1. Receives this report.
2. Implements the Remuneration Authority determination of the Mayoral remuneration at \$120,941
3. Implements the Remuneration Authority determination of the Deputy Mayor remuneration at \$54,542 in line with Council's earlier decision to acknowledge the higher duties of the Deputy Mayor
4. Implements the Remuneration Authority's determination of the remaining seven Council members at \$41,230 each noting Council's earlier decision not to acknowledge the input of the Chairs of its subcommittees as higher duties.
5. Council notes that the remuneration paid to the non-elected member Chairs of Committees (i.e. Messrs Caldwell and Becker) falls outside of this determination.

Carried Unanimously

3.3 WATER DONE WELL: NEW WATER SERVICE DELIVERY MODELS: MINISTERIAL ANNOUNCEMENT.

Refer page 15 of the agenda.

The Acting CE advised that in terms of the Local Government Act, programmes carried out by Councils have to be funded over the life of the asset and that leads to debt. He advised that the government is now saying that certain projects can be brought forward and Councils can now borrow more and do projects quicker. He stated that the Mayor has made a statement to the Minister on this, but Council is conscious that somebody has to pay that debt. He said that on that basis Council intends to be very realistic and responsible about this.

Cr O'Connor feels that the government has dumped this on Councils and ratepayers will be impacted as Council tries to dig itself out of it. He is disappointed that the government has done this.

Cr Mora stated that one change is the encouragement of CCO's and the possibility of working with other councils on the coast.

Her Worship stated that Council investigated the possibility of working with other local councils and that this is ongoing.

RESOLUTION SCM 24/08/044

Moved: Mayor Tania Gibson

Seconded: Cr Tim Mora

That Council notes the contents of the 8 August 2024 announcement by Ministers Simeon Brown and Andrew Bayly and that the matter be closely followed.

Carried Unanimously**LATE ITEM: STANDING ORDERS: AMENDMENT OF TO PROVIDE FOR MEMBERS TO JOIN REMOTELY**

Refer page 3 of the late agenda.

The Acting CE spoke to this item and advised this amendment will allow those elected members joining remotely to be counted as part of the quorum.

He confirmed that this is a country wide amendment.

RESOLUTION SCM 24/08/045**Moved: Mayor Tania Gibson****Seconded: Cr Jack O'Connor**

That Council:

1. Notes the contents of the report.
2. Confirms the need for Council members to, under certain circumstances, join Council meetings remotely and be counted as part of quorum.
3. Council resolves to amend Standing Orders as follows:
 - To, in Clause 11.1. delete the word “*physically*’ from parts (a) and (b) of the Clause
 - To, in Clause 13.8 delete the word “*not*” from the Clause.
 - To in Clause 13.9, delete the word “*physically*” from the Clause.
4. Council notes that the change will come into force on 1 September 2024.

Carried Unanimously**LATE ITEM: ENV 2024-CHC-000041-WCRC & GDC: ATTENDING MEDIATION AND ASSOCIATED COST**

Refer page 8 of the late agenda.

Her Worship noted there have been discussions on this matter previously.

In response to a question from Cr MacDonald about what reasonable costs might be. The Acting CE advised that Council does not have much option other than to participate in mediation as Council issued a resource consent and now needs to stand by it. He advised that Council cannot take a decision on behalf of the applicant without having a discussion with the applicant. He stated that reasonable costs will be managed responsibly.

RESOLUTION SCM 24/08/046**Moved: Cr Robert Mallinson****Seconded: Cr John Canning****That Council :**

1. Notes the brief report.
2. Notes that there will be costs involved in attending mediation/appeal hearing but that reasonable costs will be payable by TIGA Mining as applicant.
3. Approves the following formal delegation:

Delegation:

In respect of the Environment Court Proceeding Coast Road Resilience Group Inc. v West Coast Regional Council and Grey District Council and Others, Council delegates to Michael McEnaney [Regulatory Manager] the power to:

- *Decide whether Environment Court mediation is entered into;*
 - *Approve and appoint experts and legal advisors to represent the Council's interests;*
 - *Approve and sign on the Council's behalf any pre-mediation agreement that covers the terms and conditions of the mediation;*
 - *Reach agreement with the other parties (either individually or as a whole) as to the terms on which the appeal may be resolved (in part or whole) by way of a settlement agreement and whether such an agreement may be disclosed to third parties;*
 - *Decide the Council's share of the cost of mediation; and*
 - *Sign any documents in respect of the above.*
4. The provisions of 3 above is subject to the Regulatory Manager reporting back to Council on his exercise of the delegation and the implications for Council.

Carried Unanimously

4 IN COMMITTEE ITEMS

That the public is excluded from this part of the meeting in relation to:

Agenda item 1.2

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

RESOLUTION SCM 24/08/047

Moved: Mayor Tania Gibson

Seconded: Cr Rex MacDonald

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
1.1 - LATE ITEM" CHANGE OF AUTHORISED BANKING SIGNATORIES	s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
1.2 - CHANGE OF AUTHORISED BANKING SIGNATORIES: BNZ	s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for

	persons, including that of deceased natural persons	which good reason for withholding would exist under section 6 or section 7
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Carried Unanimously

4 COUNCIL RESUMES IN OPEN MEETING

CLOSURE OR RATIFICATION OF DECISIONS IN OPEN MEETING.

RESOLUTION PE 24/08/048

Moved: Mayor Tania Gibson

Seconded: Cr Jack O'Connor

That Council:

1. Receives the report and notes the contents.
2. Specifically delegates the following staff members to sign documentation relating to the BNZ account:
 - Paul Pretorius - Acting Chief Executive
 - Neil Engelbrecht - Finance Manager
 - Petronella Klopper – Financial Accountant

Carried Unanimously

The meeting concluded at 4.25 pm

Confirmed

T Gibson
Chairperson

_____/_____/_____

Date

MINUTES OF THE EXTRAORDINARY COUNCIL MEETING OF THE GREY DISTRICT COUNCIL**Held in Council Chambers, 105 Tainui Street, Greymouth****on Tuesday 27 August 2024 commencing at 2.30 pm**

PRESENT: Mayor Tania Gibson (Chair)
Councillor Allan Gibson (Deputy Mayor), Councillor John Canning, Councillor Kate Kennedy, Councillor Rex MacDonald, Councillor Robert Mallinson, Councillor Jack O'Connor

IN ATTENDANCE: Aaron Haymes (Group Manager Operations), Kurtis Perrin-Smith (Utilities & Infrastructure Manager), Kaia Beal (Solid Waste Officer), Neil Engelbrecht (Finance Manager), Catriona Bayliss (Minutes Secretary)

1 APOLOGIES AND DECLARATIONS OF INTEREST**1.1 APOLOGIES****RESOLUTION SCM 24/08/014****Moved: Her Worship Tania Gibson****Seconded: Cr John Canning****That the apology received from Cr Peter Davy and Cr Tim Mora be accepted and leave of absence granted.****Carried Unanimously****1.2 UPDATES TO THE INTERESTS REGISTER**

There were no updates to the Interest Register.

1.3 IDENTIFY ANY CONFLICTS OF INTERESTS IN THE AGENDA

There were no declarations of interest.

2 LIST OF ACRONYMS USED**3 MISCELLANEOUS ITEMS****4 IN COMMITTEE ITEMS**

That the public is excluded from this part of the meeting in relation to:

Agenda item 4.1

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

RESOLUTION SCM 24/08/015

Moved: Her Worship Tania Gibson
Seconded: Cr Robert Mallinson

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
<p>4.1 - FUNDING SHORTFALL - MCLEAN'S PIT LANDFILL - CELL 3B CONSTRUCTION</p>	<p>s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>

Carried Unanimously

5 COUNCIL RESUMES IN OPEN MEETING

CLOSURE OR RATIFICATION OF DECISIONS IN OPEN MEETING.

The meeting concluded at 2.39 pm.

Confirmed

T Gibson

Chairperson

_____/_____/_____

Date

MINUTES OF THE FINANCE REGULATORY AND BUSINESS SUPPORT OF THE GREY DISTRICT COUNCIL

Held in Council Chambers, 105 Tainui Street, Greymouth
on Monday 9 September 2024 commencing at 2.00pm

PRESENT: Cr Rex MacDonald (Chair)
Mayor Tania Gibson, Councillor Allan Gibson, Councillor John Canning, Councillor Kate Kennedy, Councillor Robert Mallinson, Councillor Jack O'Connor (via Zoom), Councillor Tim Mora,

IN ATTENDANCE: Paul Pretorius (Acting Chief Executive), Neil Engelbrecht (Finance Manager), Russel Maliwat (ICT Manager), Nelia Heersink (Community & Recreation Services Manager), Trish Jellyman (Democracy Advisor), Megan Bourke (Communications Officer)

1 APOLOGIES AND DECLARATIONS OF INTEREST

1.1 APOLOGIES

APOLOGIES

COMMITTEE RESOLUTION FRABS 24/09/006

Moved: Cr Rex MacDonald

Seconded: Mayor Tania Gibson

That the apologies from Cr Peter Davy and Kaiwhakahaere Francois Tumahai be accepted and leave of absence granted.

Carried Unanimously

1.2 UPDATES TO THE INTERESTS REGISTER

There were no updates to the Interest Register.

1.3 IDENTIFY ANY CONFLICTS OF INTERESTS IN THE AGENDA

There were no declarations of interest.

1.4 NOTIFICATION OF LATE ITEMS

There were no late items.

2 CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

2.1 CONFIRMATION OF THE FINANCE REGULATORY AND BUSINESS SUPPORT COMMITTEE HELD ON 29 JULY 2024

COMMITTEE RESOLUTION FRABS 24/09/007

Moved: Cr Allan Gibson

Seconded: Cr John Canning

That the minutes of the Finance Regulatory and Business Support Committee held on 29 July 2024 be confirmed as true and correct.

Carried Unanimously

MATTERS ARISING FROM THE MINUTES

ICT Item

Cr Mora stated that he thought that the ICT Manager was to present to this meeting.

The Chairman advised that the ICT Manager presented to the Risk & Assurance Subcommittee on 26 August. It was agreed that the ICT Manager would present to the next meeting of this committee on 21 October.

2.2 RECEIPT OF MINUTES OF THE RISK AND ASSURANCE SUB-COMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 26 AUGUST 2024

COMMITTEE RESOLUTION FRABS 24/09/008

Moved: Cr Robert Mallinson

Seconded: Mayor Tania Gibson

That the minutes of the Risk and Assurance Sub-Committee Meeting held on 26 August 2024 be received and noted.

Carried Unanimously

3 AGENDA ITEMS

3.1 SEWER PAN RATE: FOR SCHOOLS, HOTELS, MOTELS AND OTHER MULTI PAN ESTABLISHMENTS: RATE APPLICATION.

Refer page 19 of the agenda.

Cr Gibson asked if Council has discussed pan tax rates for schools before.

The Acting CE confirmed this had been discussed and advised that the current Annual Plan and the Rating Policy provides for pan rates and it has been in place for quite some years.

The FM advised pan charges have always been in place but not always applied.

It was confirmed that the pan rate is one full rate and 25% of the full rate per pan thereafter.

The Acting CE advised that the problem is that the charging oversight has been corrected for schools only. He stated that the rates have already been struck and cannot be changed but rebates can be considered. He said his comments are about the principle and not the history of the matter, which because of time constraints could not be fully investigated.

Cr Mallinson stated in his view that if Council hasn't applied the policy properly over the past few years, then Council has made an error and now needs to make an allowance for this.

Cr O'Connor agreed with Cr Mallinson and was in favour of the suggestion of a rebate system.

Her Worship confirmed that the report outlines approaches by other councils bar Westland District Council (WDC). At the time of writing this report there was nobody available at WDC to provide the information as they had been hit with the flu bug and in the meantime our agenda had to be out.

Cr Mora supports the rebate but was concerned about what happens going forward.

The Acting CE said there is an inconsistency between the Rating Policy and the Annual Plan. He stated that Council as part of the next Annual Plan should provide clear direction for the future.

Cr Mallinson agreed that the staff recommendation is correct.

COMMITTEE RESOLUTION FRABS 24/09/009

Moved: Cr Rex MacDonald

Seconded: Mayor Tania Gibson

That the Finance Regulatory and Business Support Committee

1. Notes the contents of the report.

Moved: Cr Robert Mallinson

Seconded: Mayor Tania Gibson

2. Agrees to maintain a single pan charge for schools for 2024/5 but to give notice to all multi pan establishments that the single pan rate as has been applied over the past few years has been in error and that Council intends correcting the error from 1 July 2025.
3. Council notes that the rates invoices for 2024/5 cannot be changed and approves a rebate to each school for 2024/5 beyond the single pan charge, noting that the financial impact of this adjustment will not impact the Annual Plan significantly.
4. The matter be a specific focus area for the next Annual Plan.

Carried Unanimously

3.2 ECONOMIC DEVELOPMENT RATE: INCONSISTENCY IN APPLYING THE RATE:

Refer page 24 of the agenda.

The Chairman declared a conflict of interest and took no further part in consideration and voting on the matter.

Her Worship took the chair.

The Acting CE stated that this is a similar circumstance to the previous agenda item but that the motivation is totally different as Council still has an expenditure for economic development every year. This should have been corrected 2024/25 after earlier COVID allowances by Council and, as it has been corrected now ratepayers are faced with potentially sharp increases.

Cr Mallinson stated he is concerned that the 2023/24 rate was levied on a questionable basis from a legal perspective. He fully acknowledged that this matter predates the Acting CE's tenure.

The Acting CE agreed this is unfortunate but legally it is not going to be a major issue, as Council will not be charging more, it will be charging less, but it could certainly be an audit query.

In response to a query from Cr Kennedy, the Acting CE confirmed that Council some years ago transferred the economic development function to DWC retaining parts of it. He suggested that as part of the rating review this be confirmed.

Cr Mallinson stated that ratepayers are used to paying the lower rate and he feels Council needs to allow for appropriate remissions. It was noted the amount equates to \$150,000 in rates which is 0.6%.

The Acting CE advised that the two lapses total \$300,000 in loss. He confirmed that the money is spent on economic development will become part of the rating review. He stated that Economic Development was part of the Annual Plan and people did have the opportunity to submit on it.

COMMITTEE RESOLUTION FRABS 24/09/010

Moved: Mayor Tania Gibson

Seconded: Cr Allan Gibson

That the Finance Regulatory and Business Support Committee recommends to Council:

1. That the report be noted.

Moved: Cr Robert Mallinson

Seconded: Cr John Canning

2. That the apparent mistake of not reinstating the “full” Economic Development rate for 2023/24 be noted and the loss of income accepted as unfortunate.
3. That Council commits to a comprehensive review of the Economic Development rate for purposes of the 2025/26 Annual Plan.
4. That Council confirms the 2024/25 Economic Development rate to have been struck in error at the COVID rate and approves rebates to make up the difference between the COVID rate and the rate struck for 2024/25 in recognition of the fact that the rate is unexpected.

Carried Unanimously

Cr MacDonald resumed the Chair.

3.3 REGULATORY, RECREATION, BUSINESS SUPPORT AND CUSTOMER SERVICES REPORT

Refer page 28 of the agenda.

Cr Mallinson referred to page 45, item 6.2.2 and stated that he is concerned that this agenda item is again included in the public agenda. He stated this needs to be resolved going forward and he has requested twice that it be taken out of the public section of the meeting.

The Acting CE agreed, and accepted full responsibility for the oversight. He stated that the template has been changed to ensure that this does not happen again. The information is sensitive and no further attention to it should be drawn.

Her Worship commented that it has been a very busy time and the item may have been overlooked. She also apologised.

Her Worship spoke of complaints she has received regarding equipment at the WRC that is not working. She asked for some communications to be put out that advising that staff are working through this and when repairs are likely to be made.

She stated that it is good to see the stats for HappyOrNot going up.

Her Worship stated that she would like a review of the Afterhours Service to ascertain how this is going compared to previous service.

Her Worship stated that it is pleasing to see the high number of people using the Library service. She stated that this strongly underpins the need for a new library.

Cr O'Connor commented that 20% of people are not happy with their experience at the WRC going by the HappyOrNot stats and he would like to see some follow up on this. He commented that the positioning of machine is right next to the food store and last week he observed a child hitting the buttons on the machine. He queried as to whether it may be worth moving the machine.

The CRSM responded that a lot of the comments received are made by children and they will often make comments that are not related to customer service and are not complaints.

Cr Canning stated that he is concerned with the amount of overdue debtors.

The FM advised that the main percentage of overdue debtors is rates.

The Acting CE advised that the amount overdue for land leases is due to there being no debt collection in place over the past 3 to 4 years. He advised that this process is now being turned around. It was agreed these figures would be included in next month's report.

Her Worship commented that the pool at the WRC has been closed quite often recently due to the faecal incidents. She stated that Council is receiving quite a lot of criticism about this, and asked if anything can be done as it will be costing Council quite a lot of money.

The CRSM advised that this problem occurs more often over the school holidays. She advised that it is not always children and it is very hard for staff to work out who the perpetrators are. The temperature of the water adds to the problem occurring.

Cr MacDonald asked how much the cleaning and closure costs each time this type of incident occurs.

The CRSM agreed to provide the financial information on how much this type of incident costs Council especially when Swim School has to be cancelled.

Cr Mallinson asked the FM when is the unaudited deficit will be known. The FM advised that this will be to hand by the end of this week.

The Acting CE advised that finance staff are working on the Annual Plan as well as the Long Term Plan, a work programme is in place but as the Auditors will be on site on the third week of this month, the focus is on finalising the Annual Report for audit. He stated that the unaudited deficit will be passed onto Councillors as soon as it is to hand.

Cr Kennedy asked the CRSM how the new café at the WRC is going. The CRSM responded that the café is proving very popular. She stated that she is not privy to the financials but understands that the café operator is very happy and has now extended their hours to 8.30 – 6.00pm.

COMMITTEE RESOLUTION FRABS 24/09/011

Moved: Cr Robert Mallinson

Seconded: Mayor Tania Gibson

That the Finance Regulatory and Business Support Committee:

1. Receives the Regulatory, Recreation and Customer Services report and notes the information contained herein.

Carried Unanimously

4 IN COMMITTEE ITEMS

That the public is excluded from this part of the meeting in relation to:

Agenda items 4.1, 4.2 and 4.3

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

COMMITTEE RESOLUTION FRABS 24/09/012

Moved: Cr Rex MacDonald

Seconded: Mayor Tania Gibson

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
4.1 - CONFIRMATION OF IN COMMITTEE MINUTES OF FINANCE REGULATORY AND	s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting

BUSINESS SUPPORT COMMITTEE HELD ON 29 JULY 2024	making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities	would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
4.2 - RECEIPT OF IN COMMITTEE MINUTES OF THE RISK AND ASSURANCE SUB-COMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 26 AUGUST 2024	s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
4.3 - CLAIM AGAINST COUNCIL: DAMAGE TO TANKER: SETTLEMENT.	s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information s7(2)(g) - the withholding of the information is necessary to maintain legal professional privilege s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7

Carried Unanimously

5 SUB-COMMITTEE RESUMES IN OPEN MEETING

CLOSURE OR RATIFICATION OF DECISIONS IN OPEN MEETING.

The meeting concluded at 2.47 pm

Confirmed

R MacDonald

Chairperson

____/____/____

Date

UNCONFIRMED

MINUTES OF THE OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE OF THE GREY DISTRICT COUNCIL**Held in Council Chambers, 105 Tainui Street, Greymouth****on Monday 9 September 2024 commencing at 2.52 pm**

PRESENT: Mayor Tania Gibson (Chair)
Councillor Allan Gibson (Deputy Chair), Councillor John Canning, Councillor Kate Kennedy, Councillor Rex MacDonald, Councillor Robert Mallinson, Councillor Tim Mora, Councillor Jack O'Connor (via Zoom)

IN ATTENDANCE: Aaron Haymes (Group Manager Operations), Kurtis Perrin-Smith (Utilities Infrastructure Manager), Trish Jellyman (Democracy Advisor), Megan Bourke (Communications Officer)

1 APOLOGIES AND DECLARATIONS OF INTEREST**1.1 APOLOGIES****APOLOGIES****COMMITTEE RESOLUTION OACPD 24/09/010****Moved: Cr Allan Gibson****Seconded: Cr John Canning**

That the apologies received from Cr Peter Davy and Kaiwhakahaere Francois Tumahai be accepted and leave of absence granted.

Carried Unanimously**1.2 UPDATES TO THE INTERESTS REGISTER**

There were no updates to the Interest Register.

1.3 IDENTIFY ANY CONFLICTS OF INTERESTS IN THE AGENDA

There were no declarations of interest.

1.4 NOTIFICATION OF LATE ITEMS

There were no late items.

2 CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS**2.1 CONFIRMATION OF THE OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE HELD ON 29 JULY 2024****COMMITTEE RESOLUTION OACPD 24/09/011****Moved: Mayor Tania Gibson****Seconded: Cr Tim Mora**

That the minutes of the Operations and Capital Programme Delivery Committee held on 29 July 2024 be confirmed as true and correct.

Carried Unanimously

MATTERS ARISING

Cr Kennedy asked when the new bin for the Kotare Domain is likely to be installed. It was agreed this will be followed up along with the installation of the new bin at the Blaketown bike park.

2.2 RECEIPT OF MINUTES OF THE TENDERS SUBCOMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 8 AUGUST 2024

COMMITTEE RESOLUTION OACPD 24/09/012

Moved: Mayor Tania Gibson

Seconded: Cr Tim Mora

That the minutes of the Tenders Subcommittee Meeting held on 8 August 2024 be received and noted.

Carried Unanimously

2.3 RECEIPT OF MINUTES OF THE TENDERS SUBCOMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 22 AUGUST 2024

COMMITTEE RESOLUTION OACPD 24/09/013

Moved: Mayor Tania Gibson

Seconded: Cr Tim Mora

That the minutes of the Tenders Subcommittee Meeting held on 22 August 2024 be received and noted.

Carried Unanimously

3 AGENDA ITEMS

3.1 OPERATIONS AND CAPITAL PROGRAMME REPORT

Refer page 18 of the agenda.

Her Worship stated that the Arnott Heights slip has been a major workload for all staff for the last couple of weeks. She thanked the roading team, staff upstairs and the contractors who have been on site most days. She stated that everyone has been working very hard and trying to do their very best. She stated that Council worked hard with communications to ensure they were in touch with everybody. She said that overall the community was great to deal with and did the best they could under the circumstances.

The GMO advised that Council is very mindful of the community on Arnott Heights as there is only single access into the subdivision and when things go wrong there is no other point of entry. He stated that initially there was uncertainty around the stability of the slip material after the initial two slips came down. He stated that everyone learnt a lot about how this ground behaved over the preceding days.

The clear weather has helped with drainage, contractors have now started work on a retaining wall on Milton Road. He confirmed that contractors' work did not caused the slip. A new retaining wall has been designed which will be constructed of timber with steel posts. The back of the retaining wall will be left open and is designed to catch any future material should it come down and can be cleaned out and kept clear of debris. He advised that while the retaining wall is being constructed contractors will try to widen the road on the corner at the top of Milton Road as this area is very tight. Staff, engineers and contractors are very focused on coming up with a programme that is compressed, and once the design is complete the wall will be built and then everyone can get on with their lives. He acknowledged that it has been difficult

for residents not knowing when the road is going to be open. It has also been challenging for Council but he is hoping that Council will soon be able to tell the community when the road will be open each day which will give the residents of Arnott Heights a lot more certainty for access as it will be the same timings every day. He stated that the aim is to make life as easy as possible for the Arnott Heights community.

Cr MacDonald asked if there has been any thought about another access route through to the subdivision. The GMO responded that this was investigated at the start with the UIM looking into various land parcels and working with landowners to ascertain how difficult it would be to get a road through this area. He advised this wouldn't be cheap or easy but it would be ideal if there was development in this area and Council could get in there at the same time. He advised that a road corridor could be possible should the road be closed for a long period but work would be required with landowners to ensure that any new road suits the contour of the land.

Her Worship spoke of an old road that was put in years ago in this area.

The GMO advised that the debris from Arnott Heights is going to Tasman View. This is clean material only.

Cr Kennedy passed on congratulations to all involved. She stated that it was interesting watching Facebook posts during this time as the majority were very positive.

Her Worship stated that currently a lot of the updates are now going straight to the community pages.

Her Worship asked the UIM if there is a solution to the Blackball water situation.

The UIM responded that the situation is one of poor water quality which is due to the extended bad weather. He advised that the infrastructure at Blackball does have bore water storage of 3,500 cubic meters when the storage is full. He advised that when the precautionary notice was put in place Council believed that there was a risk. Staff have now put in a lot of work and water of reasonable quality is now available. Currently there is about 75% volume in storage. He advised that a meeting is arranged for tomorrow to discuss lifting the precautionary notice.

Cr O'Connor stated that staff need to be commended for keeping other projects going during the Arnott Heights situation as there was a lot of surface flooding happening around the district during this time. He stated that staff have done a fantastic job over the past three weeks.

In response to a question from Cr Gibson regarding the Blackball water supply, the UIM stated that the Blackball catchment is quite small and there are higher turbidity levels and UV cannot reach bacteria. He stated that there is still work to do around the best options.

The UIM advised that each flood event is resulting in new areas that are coming to Council's attention and this is ever increasing with every location deserving its own investigation into potential options for solutions. He stated that there are some that can be resolved within existing budgets but some are reasonably large, and could be addressed via the LTP process for consideration.

Her Worship acknowledged the work of Council's Project Manager who has been working with affected property owners, she stated he has worked very well with residents.

Cr Gibson commented that he cannot believe the transformation of the new Mitchells toilets. He stated this is an excellent job and looks great. Her Worship agreed and noted that there is also disability access to the new toilet block.

Cr Kennedy stated that Snap Send Solve is going very well in her ward and a lot of people are using it. She stated that people are getting increasingly upset about foliage in gutters and she has received an angry email from a constituent who is concerned that this is not being taken seriously. She would like to see this worked completed.

The GMO responded that this is a temporary problem and is related to recent government approval of NLTP funding for Council's around the country. He stated that budgets ended at the end of June so Council has been running for two months with no money and contractors have been carrying Council for these two months. He advised that money is now coming through this will allow for catch up work to be started. He

stated that maintenance work in the CBD is under a different maintenance programme and this is why it seems as though some areas are getting attention and others look to be missing out. Cr Mora stated this is about communication and it is important to keep people informed.

Her Worship spoke of the positive email she received last week congratulating Westroads on the gardens in the CBD.

Cr O'Connor stated that the timing is perfect for the new Anzac Park toilet facility renewal as schools are due to use the park during October. He stated this is a great improvement. He thanked staff and contractors involved.

COMMITTEE RESOLUTION OACPD 24/09/014

Moved: Mayor Tania Gibson

Seconded: Cr Rex MacDonald

That the Operations and Capital Programme Delivery Committee:

1. Receives the Operations and Capital Programme Report and notes the contents herein.

Carried Unanimously

4 IN COMMITTEE ITEMS

That the public is excluded from this part of the meeting in relation to:

Agenda items 4.1, 4.2, and 4.3

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

COMMITTEE RESOLUTION OACPD 24/09/015

Moved: Mayor Tania Gibson

Seconded: Cr Allan Gibson

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
4.1 - CONFIRMATION OF IN COMMITTEE MINUTES OF OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE HELD ON 29 JULY 2024	s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
4.2 - RECEIPT OF IN COMMITTEE MINUTES OF THE TENDERS SUBCOMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 8 AUGUST 2024	s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for

	<p>commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>withholding would exist under section 6 or section 7</p>
<p>4.3 - RECEIPT OF IN COMMITTEE MINUTES OF THE TENDERS SUBCOMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 22 AUGUST 2024</p>	<p>s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>

Carried Unanimously

5 SUB-COMMITTEE RESUMES IN OPEN MEETING

CLOSURE OR RATIFICATION OF DECISIONS IN OPEN MEETING.

The meeting concluded at 3.28 pm.

Confirmed

T Gibson
Chairperson

_____/_____/_____

Date

3 LIST OF ACRONYMS USED

BCA	Building Consent Authority	LGOIMA	Local Government Official Information and Meetings Act
BCO	Building Control Officer	LGNZ	Local Government New Zealand
CCC	Code Compliance Certificate	LTP	Long Term Plan
CSO	Customer Services Officer	LVT	Land Valuation Tribunal
CDEM	Civil Defence Emergency Management	MBIE	Ministry of Business, Innovation and Employment
CDEMG	Civil Defence Emergency Management Group	MCDEM	Ministry of Civil Defence and Emergency Management
CEC	Community Emergency Centre	MDI	Major District Initiative
CEG	Co-ordinating Executive Group	MOH	Ministry of Health
CIMS	Co-ordinated Incident Management System	NBS	New Building Strength
CPEng	Chartered Professional ‘Engineer’	NGO	Non-Government Organisation
DEE	Detailed Engineering Evaluation	NZFS	New Zealand Fire Service
DHB	District Health Board	NZQA	New Zealand Qualifications Authority
DIA	Department of Internal Affairs	NZTA	New Zealand Transport Authority
DOC	Department of Conservation	OAG	Office of the Auditor General
DWC	Development West Coast	OSH	Occupational Safety & Health
EMIS	Emergency Incident Management System	PHO	Primary Health Organisation
EDLG	Economic Development Liaison Group	PDU	Provincial Development Unit
EOC	Emergency Operations Centre	PGF	Provincial Growth Fund
EMO	Emergency Management Officer	PIM	Project Information Memorandum
GPS	Global Positioning System	PCBU	Person conducting a business or undertaking
HSNO	Hazardous Substances and New Organisms	RC	Resource Consent
HSR	Health and Safety Representative	RMA	Resource Management Act
HSWA	Health and Safety at Work Act 2015	SCADA	Supervisory Control and Data Acquisition
IAP	Incident Action Plan	SO	Standing Orders
IEP	Initial Evaluation Procedure	SOLGM	Society of Local Government Managers
IQP	Independent Qualified Person	SH	State Highway
LGA	Local Government Act	SNA	Significant Natural Area
LIM	Land Information Memorandum	TECNZ	Tourism Export Council of New Zealand
LINZ	Land Information New Zealand	TLA/TA	Territorial Local Authority
		WAG	Welfare Advisory Group

4 MATTERS UNDER ACTION

4.1 MATTERS UNDER ACTION

File Number:

Report Author: Democracy Advisor

Report Authoriser: Acting Chief Executive

Appendices: Nil

Meeting Date	Reference	Subject	Update
12 November 2018	18/11/443	P/16: Port – Transfer of responsibilities, powers and duties relating to navigation safety from West Coast Regional Council	17/09/24: WCRC CE taking the matter back to their Council
11 February 2019	19/02/484	R9/1: Application for Road Closure and purchase of road reserve: LINZ Parcel ID 3701440 adjoining Section 1 SO11661 Nelson Creek	Prior to presenting a follow up report to Council, the next step is to meet with the submitters to explore whether the submitters concerns can be resolved. Waiting on applicant to agree to pay all associated costs.
11 December 2024	11/12/015	Runanga Reserve Land Classification	17/09/24: Submissions have closed and none received. Legal have been advised. A meeting is arranged for later in September once the Trust’s lawyer returns from leave.
25 March 2024	24/03/033	Town Centre Digital Displays	Digital displays are in progress
12 August 2024	24/08/037	Cobden Boat Ramp – Unintended Consequences	17/09/24: GMO to bring report to October Council meeting

Confirmation of Statutory Compliance

<p>Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).</p> <p>(a) This report contains:</p> <ul style="list-style-type: none"> (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement. <p>(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.</p>

5 AGENDA ITEMS

5.1 MAYOR'S UPDATE

File Number:

Report Author: Mayor Tania Gibson

Report Authoriser: Acting Chief Executive

Appendices: Nil

1. REPORT PURPOSE

- 1.1. To provide an update of the Mayor's activity for the period 1 August to 15 September 2024.

2. EXECUTIVE SUMMARY

- 2.1. Over this period we have had visits from Ministers Shane Jones, Matt Doocey, Mark Patterson and MP Jamie Arbuckle. Although Minister Jones' visit was cut short, he was able to attend the blessing and burial of the pounamu kōhatu at the site of the New Library.
- 2.2. Minister Mark Patterson, MP Jamie Arbuckle and two support staff met individually with each council while on the Coast. The Acting CE, Councillors Gibson, Mallinson and O'Connor joined with me in what was a good constructive meeting discussing various topics such as the Taylorville Resource Park, SNAs, Regional Infrastructure Funding and our completed PGF projects. Minister Mark Patterson has always worked hard for the coast, doing what he can to support our needs and resolve issues.
- 2.3. Coasters' often say that with the arrival of the whitebait season, the rain also comes however this year we experienced fairly constant rain before the season began and this has continued on into September. A period of exceptionally heavy rain caused a major slip onto the road leading to Arnott Heights with this being impassable for residents for several days. The efforts of Council staff and contractors in getting the slip cleared and road opened must be acknowledged, with some having overnight shifts to ensure the safety of the area and nearby residents. The slip appears to be more stable now however planning is underway to get a long term solution in place to avoid access to this area being disrupted again.
- 2.4. Mayors Taskforce for Jobs (MTFJ) hosted an information evening for Federation Mining for them to showcase the employment opportunities available. Attendance from the public at this session went way beyond expectations, with Council Chambers full and over-flowing into the foyer.
- 2.5. "Local Water Done Well" continues to progress with regular "virtual" information sessions being held that senior Council staff and I have been attending.
- 2.6. The Westland Mayor, Kaiwhakahaere Tumahai and I travelled to Wellington to meet with several Ministers of Parliament to discuss various matters including Taylorville, Resource Park, SNAs and we made arrangement for a Regional Deals hui on the West Coast with a Facilitator.

3. OFFICER RECOMMENDATION

- 3.1 That the Mayor's activity report for the period 1 August to 15 September 2024 be received.

4. MAYORAL ACTIVITY SUMMARY

- 4.1. 1 August: Mawhera Library Governance meeting.
- 4.2. 2 August: Morning catch-up with Acting CE; Greymouth Police Station update; interview with The Platform on Significant Natural Areas (SNAs); Te Tai o Poutini District Plan (TTPP) Extraordinary Meeting.
- 4.3. 5 August: Meeting with Development West Coast Council appointee, Sam MacDonald; I addressed the Probus meeting, giving a general update on district matters; the Acting CE, Cr Gibson and I met with the Regulatory Manager to discuss the agenda for the TTPP meeting being held later in the week; representatives from the Nelson Creek Community Inc met with the Acting CE and I to discuss the Nelson Creek Hall and ownership issues.
- 4.4. 6 August: I joined the Mayors Taskforce for Jobs (MTFJ) Coordinator for workplace visits, and it is always rewarding to see how these young people are progressing in their jobs; the Civic Awards Committee met to consider applications for the 2024 Civic Awards. In the evening the MTFJ hosted a drop-in session for Federation Mining, I left this to attend a Cobden community meeting.
- 4.5. 7 August: Morning catch-up with the Acting CE; TTPP Committee meeting; interview with Grey Star reporter on SNAs; catch-up with Federated Farmers representative; Abbeyfield meeting.
- 4.6. 8 August: Civil Defence Emergency Management Joint Committee meeting; Mayors Chairs and Iwi quarterly meeting; Tenders Subcommittee meeting.
- 4.7. 9 August: The Acting CE and I met with a DOC representative to discuss land ownership matters at Nelson Creek; Chris Efford from Family Start and I met to discuss ROCC funding (Resilience to Organised Crime in Communities).
- 4.8. 10 August: Observing the exams for St John competitions in the morning and attending the prize giving later in the day.
- 4.9. 12 August: Catch-up with the Acting CE; Local Water Done Well virtual information session; August Council Meeting.
- 4.10. 13 August: I met with a Cobden resident to discuss his concerns about flooding and the need for floodwall improvement in this area; I had a visit from a Keith Hay Homes representative to update me on the company's plans for the district; Spring into Summer planning meeting; Extraordinary Council Meeting.
- 4.11. 14 August: Morning meeting with the Acting CE; New Library Site Blessing; Mayors, Chairs and Iwi met with Minister Jones' Ministerial Secretary to discuss Regional Infrastructure Fund applications; Mawhera Library governance meeting; consultation session for Tai Poutini Polytechnic; Local Water Done Well virtual information session.
- 4.12. 15 August: Weekly recording of "two minutes with the Mayor"; Christmas Carnival planning meeting; Police re CCTV cameras; West Coast Community Trust representative met with me to discuss housing issues on the Coast; meeting with MSD Acting Regional Commissioner during his visit to the Coast.
- 4.13. 16 August: Morning meeting with the Acting CE; update session with the MTFJ Coordinator; meeting with Tai Poutini Polytechnic Director.
- 4.14. 17 August: Minister for Tourism and Hospitality, Hon Matt Doocey, at Pounamu Pathways; Presentation of Gold Star Award to Kirk Gilman.
- 4.15. 18 August: Vietnam Veterans' Remembrance Day.
- 4.16. 19 August: West Coast Connect Launch and Tutorial.
- 4.17. 20 August: RNZ interview regarding NZTA funding; meeting with West Coast Public Service Senior Advisor; Careers in Local Government expo at Grey High School.

- 4.18. 21 August: Catch-up with Acting CE; West Coast Youth Sector Network meeting; weekly “two minutes with the Mayor” recording.
- 4.19. 22 August: Mawhera Library Project Governance Meeting; Tenders Sub-Committee meeting.
- 4.20. 23 August: Visit to Kumara School.
- 4.21. 26 August: I met with a group of third-year medical students during their placement on the West Coast as part of their annual programme where they are based in a rural hospital and learn more about the needs of a rural community. It is always good to meet the students and hope that one day one or more of them may return to work in our community.
- 4.22. 27 August: Weekly recording “two-minutes with Mayor”; DWC Annual Report presentation; Extraordinary Council Meeting; Media Works interview; Auction of the Polytech House built by the carpentry students.
- 4.23. 28 August: Catch-up with the Acting CE; meeting with PHO CE; Kapahaka Festival at Grey High; RNZ interview on the topic of health; infrastructure funding discussion with a WSP representative; meeting with the Chair of Westroads.
- 4.24. 29 August: TTPP Committee meeting; grocery delivery to Arnott Heights; Mawhera Library governance meeting; TVNZ interview at Arnott Heights.
- 4.25. 30 August: The morning was spent at Awahono School, judging the Speech Competition and in the afternoon, collecting for Daffodil Day in the CBD.
- 4.26. 2 September: Weekly recording “two minutes with the Mayor”; West Coast Councils meeting with Taumata Arowai’s CE and Head of Regulatory; the region’s mayors then met with Air New Zealand’s senior management during their visit to the spectacular Pounamu Pathways.
- 4.27. 3 September: Cobden community meeting; interview with RNZ in relation to the Arnott Heights slip.
- 4.28. 4 September: Morning catch-up with Acting CE; Te Tai o Poutini West Coast Housing on line meeting; TV 1 interview about the Greymouth Police Station.
- 4.29. 5 September: Destination Management Plan Reference Group.
- 4.30. 6 September: DWC Tourism Summit held at Shantytown.
- 4.31. 9 September: “Two-minutes with the Mayor” weekly recording; meeting with a local CE in relation to the Regional Infrastructure Fund; Finance, Regulatory & Business Support committee meeting followed by the Operations & Capital Programme Delivery committee meeting.
- 4.32. 10 September: Francois Tumahai and I had a day of meetings in Wellington, meeting with various Ministers.
- 4.33. 11 September: Christmas Carnival meeting; update with the MTFJ Coordinator.
- 4.34. 12 September: Zoom meeting with Mayors and Iwi regarding West Coast Regional Council breaching the Triennial Agreement; out and about in the community with the MTFJ team visiting some of the young people we have placed into employment.
- 4.35. 13 September: Morning session with the Acting CE.
- 4.36. 15 September: Runanga Community Trust fundraiser which included an icy dip in the pool!!

Confirmation of Statutory Compliance

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

(a) This report contains:

- (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
 - (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.
- (b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.

5.2 CHIEF EXECUTIVE'S UPDATE: 1 AUGUST - 15 SEPTEMBER 2024**File Number:****Report Author:** Acting Chief Executive**Report Authoriser:** Acting Chief Executive**Appendices:** Nil**1. REPORT PURPOSE**

- 1.1. To provide an update of the Chief Executive's activity for the period 1 August to 15 September 2024.

2. EXECUTIVE SUMMARY

- 2.1. A summary of the Acting CE's work programme during the report period follows.

3. OFFICER RECOMMENDATION

- 3.1. That the Chief Executive's update for the period 1 August to 15 September 2024 be received.

4. SUMMARY

- 4.1. I attended a number of meetings to support the Mayor. The more notable meeting has been with Hon Mark Patterson, MP Jamie Arbuckle and two Advisors when they visited the West Coast Region and arranged separate meetings with each council. This meeting was worthwhile in that the SNA issue as well as Taylorville Resource Park could be discussed with them. We also raised the need for alternative sources of income with him. The Hon Mark Patterson is the Minister for Rural Communities and Associate Minister of Agriculture, MP Spokesperson for Climate Change and EFT's, Land Information, Statistics Employment and Employment Relations and Biosecurity and Food Safety. MP Jamie Arbuckle is NZ First Whip, Deputy Chair of the Justice Select Committee, Member of the Finance and Expenditure Select Committee and Spokesperson for Environment, Fisheries and Aquaculture, Horticulture, RMA, Internal Affairs and Tourism.
- 4.2. Following the adoption of the Enhanced Annual Plan on 27 June 2024 the error in the setting of rates was corrected and we have since successfully struck and levied rates. This however brought to the fore other rating matters that had not been done correctly, i.e. the Economic Development Rate and the pan charges matter, both of which has since been dealt with by the Finance Committee with recommendations to Council.
- 4.3. A lot of time and effort have gone into preparing for and managing the application for a delay in the Indigenous Biodiversity Chapter hearings under TTPP and attending meetings. I acknowledge to excellent work done by Mayor Tania, Cr Allan Gibson and others.
- 4.4. A meeting of the Joint Floodwall Committee has been held and the Mayor, Crs Gibson and Mora, GM Operations and I attended this. Given the fact that Council no longer owns the Greymouth Floodwalls, WCRC suggested a review of the Joint Floodwall agreement. We fully support a review but suggested a change of focus for the JFC to focus on flood hazard management in a wider sense. I prepared a Draft Greymouth Flood Hazard Management Agreement as a Proposal for discussion and suggested that similar Agreements. Council's delegation wanted a follow-up meeting to discuss protection against sea inundation in the Jellyman Park, lower Bright Street

area of Cobden but the meeting had to be postponed. The issue sea inundation along Dommett Esplanade also still has to be discussed.

- 4.5. A lot of time went into trying to sort out long outstanding matters so that Joanne can walk in on 1 Octber 2024 and start building rather than still being bogged in these sundry matters. This included settlement of the tanker dispute, a dispute on damage associated with an infrastructural project etc.
- 4.6. I have had a number of meetings with residents and ratepayers.
- 4.7. I have met with a number of staff and am working to resolve various issues that are being brought to my attention, with the aim of having the organisation in good order when the new Chief Executive begins on 1 October.
- 4.8. I have also dealt with various Planning, Regulatory and other matters in my role as Acting Group Manager Support.

5. LOCAL GOVERNMENT OFFICIAL INFORMATION ACT (LGOIMA) REQUESTS

5.1. Summary of requests received for the period 1 August to 15 September 2024

Received	Requested By	Subject	Referred To
12/08/2024	Member of Public	Elected Members Code of Conduct Complaints	CE
15/08/2024	Grey Star	Cost of New Library	GMO
19/08/2024	Resident	District Licensing Committee finance	Regulatory
20/08/2024	Member of Public	Renew Energy	Operations/CE
02/09/2024	Resident	Animal Control Committee	Cancelled
05/09/2024	Parliamentary Research Officer	Emergency Management Staffing and Budget	Finance
06/09/2024	Public Service Assoc	Use of AI Tools	ICT
09/09/2024	Resident	Consent Information for Landfill Site Structures	Building
11/09/2024	Snapshot Research	Road Signs	Transport
Total requests received for period 1 August to 15 September 2024			9
Total requests received YTD			59
Total requests received previous YTD			87
Requests completed YTD			54
Requests not completed within 20 working days			2

5.2. LGOIMA requests continue to occupy considerable staff time.

6. MEDIA REQUESTS

Received	Requested By	Subject	Total
02/08/2024	Grey Star	Grey Bar depth and dredging	
05/08/2024	Gey Star	Cobden Boat Ramp	
07/08/2024	Grey Star	Rates Due Dates	
07/08/2024	Grey Star	History House Pop Up Museum Site	
07/08/2024	Grey Star	Speeds in Small Towns	
08/08/2024	Grey Star	Waite Street One Way	
14/08/2024	Grey Star	Mitsubishi Roof	

16/08/2024	Grey Star	Licensing Hours	
16/08/2024	Grey Star	Eco Village	
20/08/2024	Grey Star	Port Debt	2
26/08/2024	Grey Star & NZME	Arnott Heights Slip	2
27/08/2024	Grey Star	McLeans Cell Construction	
27/08/2024	Grey Star	Rates Query	
28/08/2024	Grey Star	Blaketown Pens	
28/08/2024	Grey Star	Code Brown at WRC	
29/08/2024	Grey Star	McLeans Funding Shortfall	
02/09/2024	Grey Star	Blackball Boil Water Notice	
04/09/2024	Grey Star	GDC Consents	
04/09/2024	Grey Star	Arnott Heights Cost	
05/09/2024	Grey Star	Raised Manhole Covers	
05/09/2024	Grey Star	Blackball Sewer Scheme	
11/09/2024	Grey Star	Port Berthages	
Total			24

Confirmation of Statutory Compliance

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

(a) This report contains:

- (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
- (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.

(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.

5.3 DOCUMENTS EXECUTED UNDER THE COMMON SEAL OF COUNCIL**File Number:****Report Author:** Democracy Advisor**Report Authoriser:** Acting Chief Executive**Appendices:** Nil**1. PURPOSE**

The following documents have been prepared in accordance with previous resolutions of the Council and/or the provisions of the Local Government Act, 2002 and other relevant statutes.

It is now proposed that the Council authorise the signing and sealing of these documents.

2. OFFICER RECOMMENDATION

That the following document be executed under the Common Seal of the Council:

1. Deed of Ground Lease between Grey District Council and Raymond Kwan and Michelle Kwan (as to a ½ share) and Geoffrey Banks (as to a ½ share) for all of the land at 28 Blake Street, Blaketown, Greymouth, containing 1012 square metres more or less being in Lot 1 Section 12 Deposited Plan 415 be the same a little more or less being the whole of the land comprised in Record of Title WSSA/1161 Westland Registry.

Confirmation of Statutory Compliance

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

(a) This report contains:

- (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
- (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.

(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.

5.4 DELEGATION TO NEW CHIEF EXECUTIVE - SIGNING OF ALL DOCUMENTS ON BEHALF OF COUNCIL**File Number:****Report Author:** Acting Chief Executive**Report Authoriser:** Acting Chief Executive**Appendices:** Nil**1. REPORT PURPOSE**

- 1.1. Delegation of signing authority on contracts, other legal documents and reports requiring executive sign-off on behalf of Council, to the new CE for the duration of her term of office with Council.

2. EXECUTIVE SUMMARY

- 2.1. Even though the Delegations Manual provides for this delegation, it is good practice to formally confirm the delegation.

3. OFFICER RECOMMENDATION

That the authority to sign contracts other legal documents and reports on behalf of Council as CE, be delegated to the new Chief Executive Joanne Soderlund.

4. BACKGROUND

- 4.1. Part of the CE's executive function is to sign contracts, legal documents and reports on behalf of Council. Obviously such actions must fall within Council's wider mandate.

5. SIGNIFICANCE AND ENGAGEMENT

5.1. [Type here](#)

Issue	Level of Significance	Explanation of Assessment
Is there a high level of public interest, or is decision likely to be controversial?	Low	A purely administrative arrangement
Is there a significant impact arising from duration of the effects from the decision?	No	do
Does the decision relate to a strategic asset? (refer Significance and Engagement Policy for list of strategic assets)	No	do
Does the decision create a substantial change in the level of service provided by Council?	No	do
Does the proposal, activity or decision substantially affect debt, rates or Council finances in any one year or more of the LTP?	No	do
Does the decision involve the sale of a substantial proportion or controlling interest in a CCO or CCTO?	No	do
Does the proposal or decision involve entry into a private sector partnership or contract to carry out the deliver on any Council group of activities?	No	n/a
Does the proposal or decision involve Council exiting from or entering into a group of activities?	No	n/a

Confirmation of Statutory Compliance

<p>Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).</p> <p>(a) This report contains:</p> <ul style="list-style-type: none"> (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement. <p>(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.</p>

5.5 ANNUAL REPORT: POSTPONEMENT OF.**File Number:****Report Author:** Acting Chief Executive**Report Authoriser:** Acting Chief Executive**Appendices:** Nil**1. REPORT PURPOSE**

- 1.1. Council to note the reasons why the 31 October 2024 deadline for the approval of an Annual Report cannot be achieved.
- 1.2. Council to approve this report to be finalised no later than March 2025.

2. EXECUTIVE SUMMARY

- 2.1. A local authority has to adopt an Annual Report for the preceding year before 31 October of every year. Even though it is not always widely read, it represents an important component of Council's accountability responsibility to its community.
- 2.2. Council's Administration has gone through a period of significant upheaval with not only the loss of the CE but also two Group Manager Support within the last 12 months and virtually the entire Finance section shortly before Christmas 2023. This has had significant negative effects on preparatory work for important financial functions i.e. the Annual Plan and the Long Term Plan. Council, only just succeeded to have an Annual Plan and rates strike in place before its due date, whilst a timely start on the LTP has since been undone by further development work being discontinued towards the end of 2023.
- 2.3. The Annual Plan was done late some two years ago, but the current ELT has been adamant that it would meet the 31 October 2024 deadline. However, this has proven unrealistic, as Council has to, in the period until 30 June 2025, undertake the following:
 - Prepare, develop and approve a Long Term Plan. This involves Annual Plans for the next 9 years the first three years of which must be in detail, together with an Infrastructure budget for the next 30 years. This also involves full updating of Asset Management Plans, asset revaluations etc. The level of work involved in this is startling!
 - Undertake a Rate Review per Council's undertaking to Blackball.
 - Manage and implement a property revaluation from 1 July 2025 which may well result in "anomalies" like the last Blackball example.

Council has a very limited Accountant stock with staff having started since end of 2023 still finding their feet. The part-time services of Mr Murray Staite has been secured as well as that of Ms Alice Winter on a 10 hour basis. Alice works entirely on-line whilst Murray works mostly on-line but does on-site work when required. The hard reality is that, even with these resources in place, the work back-log is simply too big, and we cannot do it all. This obviously is a hard pill to swallow. On that basis:

- the Annual Report will have to be delayed until circa March 2025 and more Accounting resource will have to be devoted to it. Arrangements for this are being made.
- A full-blown rates review will not be able to be carried out. As an alternative, a high level review is proposed to be done by the Act. CE. In this respect, it has to be understood that the property

revaluations may well negate the best intentions of any Rating Review and the high level review is, therefore prudent.

- 2.4. The Auditors were due to start an audit later this month. This has been cancelled by the Act. CE. The decision to delay the Annual report will have three impacts:

- The Auditors will report it to the Auditor-General.
- Council will be named in a report to Parliament identifying all Councils not meeting the 31 October 2024 deadline.
- The audit report will have to contain a Breach of Statutory Deadline Breach disclosure and there should not be any excessive delays in adopting it.

The Auditors will be appropriately re-scheduled.

Even though the above, on the face of it appears less of an issue, the mere fact that we will be missing the deadline is a retrograde step in the ELT focus on premium efficiency and performance within our Administration.

The decision to delay has been taken in consultation with the new Chief Executive, Ms Joanne Soderlund.

- 2.5. There is no doubt that achieving the above will cost money and that the good intentions of reducing Council's use of Consultants are being somewhat negated. It is, however, unavoidable, given the circumstances. In order to reduce the full financial impact, the Acting CE is also Acting Group Manager. This unfortunately transfers some functions to Senior Management Team members in that Department.

3. OFFICER RECOMMENDATION

That Council:

1. Notes the contents of the report.
2. Notes the circumstances that resulted in a decision to delay finalising the 2023/4 Annual Report and the implications thereof and supports such decision
3. Notes the intentions in relation to a high level review of the Rating System and supports this approach noting that the rating valuations coming into effect on 1 July 2025 may well create new rating "anomalies".
4. Notes the comment in relation to securing Accounting resources already contracted and yet to contract.
5. Notes the intention to consult Council members on key aspects of the Long Term Plan in early October 2024.

4. BACKGROUND

- 4.1. Refer the executive summary. Whilst a very important issue, the challenges facing Council's Administration, especially the Finance Team leaves little option.

5. SIGNIFICANCE AND ENGAGEMENT

Issue	Level of Significance	Explanation of Assessment
Is there a high level of public interest, or is decision likely to be controversial?	Moderate to High.	The Annual Report is an important aspect of Council’s accountability to its community. The delay is, therefore, by no means a minor matter.
Is there a significant impact arising from duration of the effects from the decision?	Moderate.	Those residents and other organisations that take an interest in Council’s Annual Report will now have to wait longer for it.
Does the decision relate to a strategic asset? (refer Significance and Engagement Policy for list of strategic assets)	Low	
Does the decision create a substantial change in the level of service provided by Council?	Low	
Does the proposal, activity or decision substantially affect debt, rates or Council finances in any one year or more of the LTP?	Low	
Does the decision involve the sale of a substantial proportion or controlling interest in a CCO or CCTO?	Low	
Does the proposal or decision involve entry into a private sector partnership or contract to carry out the deliver on any Council group of activities?	Low	
Does the proposal or decision involve Council exiting from or entering into a group of activities?	Low	

Confirmation of Statutory Compliance

<p>Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).</p> <p>(a) This report contains:</p> <ul style="list-style-type: none"> (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement. <p>(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.</p>

5.6 RESIDENT SATISFACTION SURVEY 2024

File Number:

Report Author: Communication and Engagement Manager

Report Authoriser: Acting Chief Executive

Appendices: 1. Grey District Residents Satisfaction Survey 2023 (under separate cover)

1. REPORT PURPOSE

1.1. Council notes the outcome of the Resident Satisfaction Survey.

2. EXECUTIVE SUMMARY

2.1. Council, through Opinions Market Research Limited (OMRL), undertook the Residents Satisfaction Survey between 2 November 2023 and 23 January 2024.

2.2. The survey was a hybrid model that included online self-completion and telephone interview approach as well as a paper version of the questionnaire.

2.3. This approach was first introduced in 2019 and had a predictable impact on the quality and themes of the feedback received. Going forward, Council will take a more proactive approach to surveys and increase the frequency of reporting and feedback to ensure we're capturing useful and actionable data.

2.4. The survey provided Council a representative indication of Council's performance in relation to key activities, as well as benchmarking Grey District Council against similar local authorities. Future activities will provide similar data in a more current and useful timeframe.

3. OFFICER RECOMMENDATION

That Council:

1. Receives the report Resident Satisfaction Survey 2023.
2. Notes the outcome.
3. Records its thanks to all residents who have participated in the survey.

4. BACKGROUND

4.1. As part of Council's Long Term Plan process Resident Satisfaction Surveys are undertaken each year to provide results for some of the non-financial performance indicators used.

4.2. The survey was undertaken between 6 November 2023 and 13 February 2024. It sampled 359 residents aged 18 and over through either direct phone contact or online self completion.

4.3. OMRL faced significant challenges in achieving the appropriate demographic responses.

4.4. The results indicate opportunities for improvement. Key points, as provided by OMRI, are:

- Overall, satisfaction with the performance of the Mayor, Councillors and Council is at a similar level to 2022. It is lower than in the preceding years.
- Primary reasons for satisfaction focus on the Mayor doing a good job, the Council's stand on Three Waters, the Council's good performance overall, that it's moving forward/getting things done, its stand on Three Waters/standing up to the government, as well as providing good support, communication and consultation.

- Primary reasons for dissatisfaction, similarly to 2022, revolve around rates and how they are spent, the Council not moving forward/not getting things done and a lack of support, communication, consultation and not listening.
 - Just under three quarters are satisfied with the performance of the Mayor but fewer, just over half, are satisfied with the performance of the Councillors. Dissatisfaction with the Councillors has increased in 2023.
 - Less than two thirds are satisfied with the information received from Council. Satisfaction with the information received from Council was significantly lower in 2022 than in 2021 and, in 2023, satisfaction has continued to decline a little further. Less than half are satisfied with the Council's consultation on important issues.
 - Among those contacting the Council in the last 12 months, around three fifths are satisfied with the overall service they received from the Council Officers but around a third are dissatisfied. The most common suggested improvements are to take action/resolve the issue and better communication/getting back to people.
 - In 2022 and 2023, just over a third feel a sense of pride in the way their District looks and feels. This proportion is significantly lower than in earlier years.
- 4.5. In light of survey comments about "rates being too dear" and "money needs to be better spent", an education campaign is recommended to commence over summer. This would highlight the work council does, profile staff and business units, and better inform the Grey District around what rates are in fact spent on.
- 4.6. Improvements to the way Council surveys residents and captures timely feedback will be included in the Long Term Plan. Council aims to bring this year's survey in-house, removing the cost of consultants for this financial year.

5. OPTIONS

6. CONSIDERATIONS

- 6.1. Legal and Legislative Implications
- 6.1.1. N/A
- 6.2. Financial
- 6.2.1. N/A
- 6.3. Existing Policy and Strategy Implications
- 6.3.1. N/A
- 6.4. Fit with Purpose of Local Government Statement
- 6.4.1. N/A
- 6.5. Effects on Mana whenua
- 6.5.1. N/A

6.6. Significance and Engagement

Issue	Level of Significance	Explanation of Assessment
Is there a high level of public interest, or is decision likely to be controversial?	Low	N/A
Is there a significant impact arising from duration of the effects from the decision?	No	N/A
Does the decision relate to a strategic asset? (refer Significance and Engagement Policy for list of strategic assets)	No	N/A
Does the decision create a substantial change in the level of service provided by Council?	No	N/A
Does the proposal, activity or decision substantially affect debt, rates or Council finances in any one year or more of the LTP?	No	N/A
Does the decision involve the sale of a substantial proportion or controlling interest in a CCO or CCTO?	No	N/A
Does the proposal or decision involve entry into a private sector partnership or contract to carry out the deliver on any Council group of activities?	No	N/A
Does the proposal or decision involve Council exiting from or entering into a group of activities?	No	N/A

6.7. Community Wellbeings and Outcomes

6.7.1. N/A

6.8. Other

6.8.1. N/A

7. CONCLUSIONS

7.1. Council should note the outcome and proposals to lift the survey results.

8. NEXT STEPS

8.1. N/A

Confirmation of Statutory Compliance

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

- (a) This report contains:
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5.7 DELEGATION MANUAL: REMOVAL OF DISCREPANCY RE DOG DESTRUCTION.**File Number:****Report Author:** Acting Chief Executive**Report Authoriser:** Acting Chief Executive**Appendices:** Nil**1. REPORT PURPOSE**

- 1.1. To ask Council to remove a discrepancy in the Delegation Manual relating to the destruction of dogs.

2. EXECUTIVE SUMMARY

- 2.1. The authority to decide whether or not a dog is destroyed per the Dog Control Act is delegated to the Regulatory Manager and Animal Control Officer. The background for such decisions is provided in the Dog Control Act and is not a decision easily taken.
- 2.2. However, the Delegation Manual also provides for one of the functions of the Animal Control Committee to be *To determine cases of dog destruction as per Council policy*. This represents a discrepancy with the actual delegation.
- 2.3. This report purports to remove this discrepancy.

3. OFFICER RECOMMENDATION

That Council:

1. Notes the contents of the report.
2. Amends the Delegation Manual by removing the determination of dog destructions from the Terms of Reference of the Animal Committee.

4. BACKGROUND

- 4.1. Dog destruction is normally authorised by the Court. However, there are cases that the Court is not involved and that a dog in Council's pound becomes Council "property" under the Act. Council staff have been very successful in re-homing dogs but in some cases, dogs are of such a nature that it cannot be safely re-homed and have to be put down. The process for the latter is well prescribed and strictly followed by the Regulatory Manager.
- 4.2. The Delegation authorises the Regulatory Manager to take such final decisions. However, there appears to have been a case where the Animal Control Officer at the time, destroyed the dog under circumstances that created potential embarrassment for Council and the decision was made that the staff member refers all dog destructions to the Animal Control Committee. This represented an effective withdrawal of the delegation to staff. Unfortunately, both the delegations to the Regulatory Manager and the inclusion of determining cases of dog destruction under the Terms of Reference of the Animal Control Committee are noted in the Delegation Manual which provides a potentially untenable legal position.
- 4.3. It is common practice for decisions about the destruction of dogs to be taken by staff based on clear legislative guidelines in the Dog Control Act rather than by Council members who would be subject to different "motivators" which may result in potentially inconsistent approaches.

Dog destruction is subject to review by the Courts and only legal precedent should provide the basis for decisions.

4.4. This report promotes the removal of the inconsistency in decision-making.

5. SIGNIFICANCE AND ENGAGEMENT

Issue	Level of Significance	Explanation of Assessment
Is there a high level of public interest, or is decision likely to be controversial?	Moderate	It is a highly emotive matter and rightly should be subject to public scrutiny.
Is there a significant impact arising from duration of the effects from the decision?	Low	
Does the decision relate to a strategic asset? (refer Significance and Engagement Policy for list of strategic assets)	Low	
Does the decision create a substantial change in the level of service provided by Council?	Low	
Does the proposal, activity or decision substantially affect debt, rates or Council finances in any one year or more of the LTP?	Low	
Does the decision involve the sale of a substantial proportion or controlling interest in a CCO or CCTO?	Low	
Does the proposal or decision involve entry into a private sector partnership or contract to carry out the deliver on any Council group of activities?	Low	
Does the proposal or decision involve Council exiting from or entering into a group of activities?	Low	

Confirmation of Statutory Compliance

<p>Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).</p> <p>(a) This report contains:</p> <ul style="list-style-type: none"> (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement. <p>(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.</p>

5.8 URGENT ELECTRONIC SERVICE UPGRADES: FUNDING.

File Number:

Report Author: Acting Chief Executive

Report Authoriser: Acting Chief Executive

Appendices: Nil

1. REPORT PURPOSE

1.1. To obtain Council approval for the funding of urgent electronic system upgrades.

2. EXECUTIVE SUMMARY

2.1. Council’s Information Systems Manager, Russel Maliwat recently addressed Council on the Electronic system upgrades required. He was under the impression that these upgrades have been funded. Unfortunately it was not part of the project transfers to 2024/25 approved by Council (it had earlier formed part of the \$10Mm transfer that had not been funded) and, whilst cannot be delayed any further, there is no funding for it on the Annual Plan.

2.2. The value of this work comes to \$540,000 (WAN upgrade and Network upgrade) which represents capital expenditure and \$60,000 (Cybersecurity tools/service/construction, as operations cost. The capital has to be funded by loan over the life of such projects (circa 6 years). The annual cost of this is \$100,000 (interest and principal) and \$60,000 operations cost can be funded ex the Corporate Equipment and Furniture Reserve (current balance \$301,000).

3. OFFICER RECOMMENDATION

That Council:

1. Notes the contents of the report.
2. Approves funding of \$100,000 ex the Corporate Equipment and Furniture Reserve to fund the following by means of a loan funded over a 6 year period:

WAN upgrade \$340,000

Network upgrade \$200,000

3. Approves funding of \$60,000 ex the Corporate Equipment and Furniture Reserve to fund the following operational costs.

Cybersecurity tools/service/construction

4. BACKGROUND

4.1. Refer the Executive Summary. The reality is that this work is of critical importance for Council but has earlier been transferred but not funded. The Manager also applied for funding for vacant position but this is not recommended for this special funding round. Funding it from the Reserve has no financial impact for the current financial year but it will require full funding for 2025/26.

4.2. This confirms the absolute need for Council to, when possible, replenish/build its Reserves.

5. SIGNIFICANCE AND ENGAGEMENT

5.1.

Issue	Level of Significance	Explanation of Assessment
Is there a high level of public interest, or is decision likely to be controversial?	Low	Important but no immediate financial impact.
Is there a significant impact arising from duration of the effects from the decision?	Low	N/A
Does the decision relate to a strategic asset? (refer Significance and Engagement Policy for list of strategic assets)	Low	N/A
Does the decision create a substantial change in the level of service provided by Council?	Low	N/A
Does the proposal, activity or decision substantially affect debt, rates or Council finances in any one year or more of the LTP?	Low	N/A
Does the decision involve the sale of a substantial proportion or controlling interest in a CCO or CCTO?	Low	N/A
Does the proposal or decision involve entry into a private sector partnership or contract to carry out the deliver on any Council group of activities?	Low	N/A
Does the proposal or decision involve Council exiting from or entering into a group of activities?	Low	N/A

Confirmation of Statutory Compliance

<p>Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).</p> <p>(a) This report contains:</p> <ul style="list-style-type: none"> (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement. <p>(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.</p>

5.9 SUNSHINE COACH: FUTURE OF.**File Number:****Report Author:** Acting Chief Executive**Report Authoriser:** Acting Chief Executive**Appendices:** Nil**1. REPORT PURPOSE**

- 1.1. Council to note that the current Sunshine Coach is fast nearing its end and determine its future

2. EXECUTIVE SUMMARY

- 2.1. Variety Club, many years ago funded the Sunshine Coach. It has during its time been used by many schools and sport clubs to take young people to tournaments, functions etc.
- 2.2. In recent years, its relative age stated to show and getting a Warrant of Fitness (WOF) became progressively difficult. The last WOF was declined by the vehicle manufacturer agency (Ford) stating very high costs to make it compliant but another local service provider found it to be warrantable. In recent times, the vehicle broke down in Christchurch leaving the young users stranded. We are of the opinion that, whilst it can be made serviceable, its age will see component failures occur more regularly.
- 2.3. The frequency of use of the vehicle has declined in recent years but it is seen as a result of the vehicle having been withdrawn from service for a period of time.
- 2.4. Council has potentially three options, namely:
 - To accept that the vehicle is close to being at the end of its useful life and to give notice that it will be withdrawn from service by 30 November 2024, if not earlier.
 - To seek sponsorships for a replacement vehicle
 - To replace the vehicle at a cost of circa \$60,000

3. OFFICER RECOMMENDATION

That Council:

1. Notes the contents of the report.
2. Notes the signs that the vehicle may be nearing the end of its useful life because of age.
3. Refers the replacement of the vehicle to the 2025/6 Annual Plan and keeps the vehicle serviceable in the meantime.

That Council:

1. Notes the contents of the report
2. Notes the signs that the vehicle may be nearing the end of its useful life because of age.
3. Launches a campaign to seek sponsorships for a replacement vehicle as a means of continuing the service.
4. Keeps the vehicle serviceable in the meantime.

OR

That Council:

1. Notes the contents of the report.
2. Notes the signs that the vehicle may be nearing the end of its useful life because of age.
3. Gives public notice of its intention to withdraw the vehicle from service and terminate the service on 30 November 2024.
4. Keeps the vehicle serviceable in the meantime.

4. BACKGROUND

- 4.1. Refer the Executive Summary.
- 4.2. It has been a service of great value to schools, sports clubs and organisations since early 2000s. This particular vehicle has been the second to be deployed and has been used since 2011. In the process, it has travelled 255,000 km. On the face of it, it should not be seen as “old”.
- 4.3. The frequency and complexity of mechanical failures have increased and, as stated, the service agent (Ford) at its last WOF inspection indicated that it may have reached the end of its useful life. Another local garage gave it a WOF but it has since proven less than reliable with the most recent users left stranded in Christchurch with a faulty fuel pump.
- 4.4. Apart from reputational damage to Council if the vehicle keeps failing, there is a safety consideration that should not be underestimated. The vehicle is used to transport young and disabled people which makes reliability important.
- 4.5. The annual running cost for the vehicle is approx. \$3,500
- 4.6. Variety Club does not appear to still fund this type of thing. Council will need to advise Variety Club when the current vehicle is withdrawn from service.
- 4.7. Council appears to have three options, being:

Option 1. Replacing the vehicle:

BENEFITS	NEGATIVES
It saves running costs of \$10,000 (currently probably higher)	It will cost in the order of \$60,000 for a replacement vehicle. Annual running costs will be around \$3,500
It will continue a service that has proven of great benefit to youth and disability interests over many years.	There is no budget for the replacement and it will have to be referred to the Annual Plan.
It will avoid further reputational damage and potential inconvenience of not safety concerns for users of the current vehicle.	

Option 2: Seeking sponsorships for a new vehicle and keeping the current vehicle serviceable in the meantime.

BENEFITS	NEGATIVES

It will, if successful, allow a very worthwhile service to young and disabled people to continue.	The current economic climate is perhaps not conducive to sponsorships.
It will save Council the cost of replacing the current vehicle.	The existing vehicle may prove costly to maintain into the future.

Option 3: To give notice of termination of the service and to withdraw the vehicle from service in consultation with Variety Club from 30 November 2024.

BENEFITS	NEGATIVES
It saves replacement cost of the vehicle.	It denies the community a service that has proven most valuable and helpful to young people and disability interests
It saves an annual operations cost of \$3500.	

5. SIGNIFICANCE AND ENGAGEMENT

Issue	Level of Significance	Explanation of Assessment
Is there a high level of public interest, or is decision likely to be controversial?	Moderate	The service has proven enabling and popular over many years.
Is there a significant impact arising from duration of the effects from the decision?	Low-Moderate	do
Does the decision relate to a strategic asset? (refer Significance and Engagement Policy for list of strategic assets)	Low	
Does the decision create a substantial change in the level of service provided by Council?	Low	Not a strategic service or asset.
Does the proposal, activity or decision substantially affect debt, rates or Council finances in any one year or more of the LTP?	Low	
Does the decision involve the sale of a substantial proportion or controlling interest in a CCO or CCTO?	Low	
Does the proposal or decision involve entry into a private sector partnership or contract to carry out the deliver on any Council group of activities?	Low	
Does the proposal or decision involve Council exiting from or entering into a group of activities?	Low	

Confirmation of Statutory Compliance

<p>Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).</p> <p>(a) This report contains:</p> <ul style="list-style-type: none"> (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement. <p>(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.</p>

5.10 RE-ADOPTION OF THE DRAFT WASTE ASSESSMENT & ADOPTION OF THE DRAFT WEST COAST WASTE MANAGEMENT & MINIMISATION PLAN FOR PUBLIC CONSULTATION

File Number:

Report Author: Solid Waste Officer

Report Authoriser: Utilities Infrastructure Manager

Appendices:

1. Statement of Proposal
2. West Coast Regional Waste Management and Minimisation Plan (under separate cover)
3. Waste Management & Minimisation Plan Targets

1. REPORT PURPOSE

- 1.1. To update Council on the review of the draft waste assessment inclusive of the Medical Officer of Health's feedback, ensuring that the document complies with statutory requirements under the Waste Minimisation Act 2008.
- 1.2. To update Council on the draft West Coast West Coast Waste Management & Minimisation Plan (WMMP), and to seek Council's adoption of the draft document, for public consultation.

2. EXECUTIVE SUMMARY

2.1. Re Adoption of the Waste Assessment

- 2.1.1. Council adopted the draft Waste Assessment on 24 June 2024; however, Council was later informed by the Ministry for the Environment that the Waste Assessment must be adopted inclusive of the Medical Officer of Health's feedback. Council received the Medical Officer of Health's feedback on 19 July 2024, after the draft waste assessment was adopted.
- 2.1.2. The feedback from the Medical Officer of Health was critical, particularly noting the absence of any reference to the Taylorville Resource Park in the waste assessment. In response, wording around the private landfill has been included. This notes that the site has received an abatement notice from the Environmental Protection Authority, with investigations still ongoing at the time of writing.

2.2. Adoption of the draft West Coast Waste Management & Minimisation Plan for Public Consultation

- 2.2.1. The draft West Coast WMMP sets out how each Council will progress efficient and effective waste management and minimisation in the West Coast region. It paves the way forward, considering current policy and legal framework and West Coast regional vision, with an overarching suite of guiding goals and objectives.
- 2.2.2. These issues and options are broadly consistent with those identified in the 2018 Waste Management & Minimisation Plan. This means that some progress has been made but many of the actions identified in the 2018 WMMP Plan remain relevant.
- 2.2.3. Council in partnership with Westland District Council and Buller District Council will establish a joint WMMP hearing panel which will meet to hear submitters speak to their feedback, should they wish. Each Council will have two Councillors on the panel.

3. OFFICER RECOMMENDATION

That Council:

1. Receives this report.
2. Rescinds its previous decision on the 24th of June 2024 to adopt the draft waste assessment.
3. Adopts the revised draft waste assessment, including Medical Officer of Health feedback and minor amendments (Appendix 2).
4. Approves the draft West Coast Regional Waste Management and Minimisation Plan to proceed to public consultation as required under the Local Government Act 2002.

4. BACKGROUND

- 4.1. In accordance with section 51 of the Waste Minimisation Act, feedback from the Medical Officer of Health has been reviewed and incorporated into the draft waste assessment. The feedback is attached in this report.
- 4.2. Council has an important role in managing and minimising waste in New Zealand. The Waste Minimisation Act 2008 gives Council's the responsibility to promote effective and efficient waste management and minimisation with the district. The Waste Minimisation Act requires Council to adopt a waste management and minimisation plan, which must be reviewed every six years.
- 4.3. The current waste management minimisation plan was commissioned in 2018, and is due to expire at the end of this year, the new WMMP will be in place from February 2025 to February 2031
- 4.4. Council has worked with Buller District Council & Westland District Council to review and make reverent changes to the plan in line with the legislative requirements in the Waste Minimisation Act 2008, and the New Zealand Waste Strategy.
- 4.5. The consultation period will take place between the 11th of November and 13th of December. Hearings and deliberations will take place in February 2025, should submitters wish to speak to their submissions.
- 4.6. During the past six years there have been significant changes at a national level with the release of Te Rautaki Para, the 2023 New Zealand Waste Strategy which shows Central Government's commitment to transition to a circular economy. Amendments to the Waste Management & Minimisation Plan enables these changes to be reflected in the document.

5. OPTIONS

- 5.1. Option 1 is the preferred option to approve the draft West Coast Regional WMMP which includes the extension of activities to align within the legislative requirements under the Waste Minimisation Act 2008 and Te Rautaki Para, the 2023 New Zealand Waste Strategy., for public consultation. This includes the re-adoption of the Waste Assessment, to include the Medial Officer of Health's feedback and updates.
- 5.2. Option 2 - Revoke and replace the current WMMP with a new District specific WMMP.
- 5.3. Option 1 - is considered the regional approach forward, therefore options 2 is not discussed further.
- 5.4. **Option 1 Advantages**
 - 5.4.1. Ensure that the Medical Officer of Health's feedback is included and subsequent updates.

- 5.4.2. Enables Council to work towards ensuring compliance with legalisation and the review of the Regional WMMP.
- 5.4.3. Ensures that important developments in the waste sector are captured, along with data between collected since 2018.
- 5.4.4. Continues the regional approach, that the three Councils have worked hard to develop over many years. This approach is critical to ensure overall cost efficiencies within this portfolio.
- 5.4.5. A joint approach draws on collective knowledge and lily to provide a better-quality outcome.
- 5.4.6. Ensures that the same solutions are being discussed and implemented region wide, to ensure consistency across districts.
- 5.4.7. Costs are likely to be lower by utilising a joint approach as opposed to developing a plan for just Grey District.

5.5. **Option 1 Disadvantages**

- 5.5.1. Requires all three Councils to adopt the way forward and ultimately a single Regional WMMP across all districts. While this may be a challenge, this is the same mechanism that was successfully used in 2018, when the last review was completed.

6. **CONSIDERATIONS**

6.1. Legal and Legislative Implications

- 6.1.1. The Waste Minimisation Act 2008 requires a decision on whether the WMMP should be reviewed and amended or revoked, and a new plan substituted.
- 6.1.2. Section 50 of the Waste Minimisation Act specifies that the development of a waste assessment must take place and have regard to the New Zealand Waste Strategy. This includes the development of a range of actions and initiatives that will be developed by each West Coast Regional territorial authority to enact the WMMP.
- 6.1.3. Section 50 (1) (b) of the Waste Minimisation Act 2008 specifies the conditions to review the Waste Management and Minimisation Plan and requires all territorial authorities to review their WMMP at intervals of no more than six years after the last review.
- 6.1.4. Section 51 (5) (b) of the Waste Minimisation Act 2008, specifies the condition that the Medical Officer of Health must be consulted with to provide feedback on the Waste Assessment. The feedback relates to the Health Act 1956 which requires Councils to ensure the provision of waste services to adequately protect public health.
- 6.1.5. Section 50 (3) (b) of the Waste Minimisation Act 2008, specifies that territorial authorities must use the special consultative procedure set out in section 83 of the Local Government Act 2002 and, in doing so, notify the assessment with a statement of proposal.

6.2. Financial

- 6.2.1. The funding of the implementation of the West Coast WMMP comes from a range of sources including targeted rates, general rates, waste levy, external revenue systems, and other funding, many funding sources have restrictions in what they can be utilised for, these are outlined in table 4.1 of the plan.
- 6.2.2. Council's 2021/31 Long Term Plan and current 2024/25 Draft Enhanced Annual Plan allow for support of the WMMP.

- 6.2.3. Council will need to consider the ongoing funding of this plan through its upcoming Long Term Plan process.
- 6.3. Existing Policy and Strategy Implications
 - 6.3.1. Council's existing waste assessment, completed in 2018 is now updated and informed with current information and data. This update will support the proposed WWMP review and update.
- 6.4. Fit with Purpose of Local Government Statement
 - 6.4.1. The proposal supports the Purpose for Local Government and ensures compliance with relevant legislation.
- 6.5. Effects on Mana whenua
 - 6.5.1. N/A

6.6. Significance and Engagement

Issue	Level of Significance	Explanation of Assessment
Is there a high level of public interest, or is decision likely to be controversial?	Low	Waste minimisation is a key part of the communities role to reduce waste to landfill.
Is there a significant impact arising from duration of the effects from the decision?	Low	The decision will shape waste management and minimisation for the next six years, but changes are gradual and managed.
Does the decision relate to a strategic asset? (refer Significance and Engagement Policy for list of strategic assets)	Yes	Solid Waste is a critical service supplied by Council.
Does the decision create a substantial change in the level of service provided by Council?	No	The decision seeks to update and improve existing services rather than creating a substantial change in service levels.
Does the proposal, activity or decision substantially affect debt, rates or Council finances in any one year or more of the LTP?	No	Allowed for within the Draft 2024/25 Enhanced Annual Plan.
Does the decision involve the sale of a substantial proportion or controlling interest in a CCO or CCTO?	N/A	N/A
Does the proposal or decision involve entry into a private sector partnership or contract to carry out the deliver on any Council group of activities?	N/A	N/A
Does the proposal or decision involve Council exiting from or entering into a group of activities?	N/A	N/A

6.7. Community Wellbeings and Outcomes

6.7.1. N/A

6.8. Other

6.8.1. N/A

7. CONCLUSIONS

- 7.1. The review of the draft Waste Assessment and the draft West Coast WMMP highlights Council's commitment to effective waste management and minimisation in line with the Waste Minimisation Act 2008.
- 7.2. The feedback received from the Medical Officer of Health has been incorporated into the Waste Assessment, ensuring compliance with the statutory requirements, particularly in acknowledging issues like the Taylorville Resource Park.
- 7.3. The draft WMMP reflects regional collaboration between Grey, Buller and Westland District Councils, maintaining a unified approach to waste minimisation that has proven to be effective. This plan also incorporates national developments such as Te Rautaki Para, New Zealand's 2023 Waste Strategy, facilitating a smooth transition to a circular economy.

8. NEXT STEPS

- 8.1. If approved, the draft West Coast WMMP will be opened for consultation between the 11th of November 2024 and 13th December 2024.
- 8.2. Hearings will be scheduled in February 2025 for those who wish to speak to their submissions.
- 8.3. After public consultation, the final plan will be amended as necessary and returned to Council for consideration and adoption, with implementation beginning in March 2025.
- 8.4. Council intends to continue collaborative work with Buller and Westland District Council to ensure alignment and cost-efficiencies through the process.

Confirmation of Statutory Compliance

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

- (a) This report contains:
 - (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
 - (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.
- (b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.



PUBLIC CONSULTATION	
Draft West Coast Regional Waste Minimisation and Management Plan	
Issued	11 November 2024
Submissions close	13 December 2024

Summary of Proposal

All Councils are required under the Waste Minimisation Act (WMA) 2008 to consider the current situation with regards to waste minimisation and management in their area and set out how they will progress efficient and effective waste management and minimisation.

This process is documented in a **Waste Assessment** and future direction and actions are set out in a **Waste Minimisation and Management Plan (WMMP)**.

The last Waste Assessment for the West Coast region (covering all three districts) was carried out in 2018 and final WMMP was adopted by the Buller, Grey and Westland Districts in 2018 (following public consultation).

As per sections 43 and 44 of the Waste Minimisation Act (WMA) 2008 Waste Assessments and WMMPs are required to be reviewed and adopted every six years.

Why is this being proposed?

Requirements for Territorial Authorities

A joint WMMP is an efficient and effective way for Councils to complete strategic planning enabling a collaborative approach for Waste Minimisation and Management as a region. Continuing the approach adopted in 2018 Buller, Grey and Westland District Councils have elected to proceed with a regional approach for the required review.

The Waste Assessment prepared in 2018 evaluated current quantities and composition of waste and diverted materials in the district, existing services, future demand for services and practicable options for addressing the various waste and diverted materials streams. The 2024 Waste Assessment reviews and updates the 2018 analysis to reflect the changes that have occurred locally, regionally and nationally since 2018 and also to meet the requirements of the Waste Minimisation Act 2008 (WMA).

A WMMP must contain a summary of Council’s waste management and minimisation objectives, policies, methods and funding to achieve effective and efficient waste management and minimisation within the district. The WMMP must also include a commitment to waste minimisation through consideration of the waste hierarchy and must have regard to the New Zealand Waste Strategy and the most recent Waste Assessment undertaken by the three district councils in the region. In addition, Councils must ensure the protection of public health, and that nuisance is not caused by the collection, transport and disposal of waste.

The **West Coast Regional Waste Assessment** describes the waste situation, sets out vision, goals objectives and targets for the Region and develops options for meeting future demand.

The draft **West Coast Regional Waste Minimisation and Management Plan (WMMP)** summarises the information presented in the Waste Assessment and adds an action plan.

The Waste Management and Minimisation Plan (WMMP) outlines what Te rautaki para, the national Waste Strategy, means for the West Coast and proposes the region's approach to delivering waste management and minimisation services. The Plan has been designed to meet each Council's obligations to evaluate and plan for waste minimisation and management in their district under the Waste Minimisation Act 2008 (WMA).

The Plan covers the whole of the West Coast and reflects a regional approach to minimising waste through regional collaboration. All solid waste whether it is landfilled or diverted material is considered in this Plan, which includes items being reused, recycled, or composted. Liquid and gas wastes are managed through other policies are not in the scope of this Plan.

Aotearoa New Zealand legislative influence

Legislation and policy surrounding waste management and minimisation continues to evolve in Aotearoa New Zealand with the aim to transition us to a circular economy where materials being sent to landfill are viewed as a valuable resource. Since the 2018 WMMP was published central government have published additional policy which influences the content of the West Coast Regional WMMP. An overview of these changes are detailed below:

Te rautaki para | Waste Strategy (2023)

Te rautaki para | Waste Strategy is the core policy document setting the future direction of waste management and minimisation in Aotearoa New Zealand. The vision of the strategy commits Aotearoa New Zealand to a low-emissions, low-waste, Circular Economy by 2050 with a set of guiding principles. The strategy provides an increased focus on:

- taking responsibility and providing equitable outcomes;
- The Circular Economy, and wider systems approaches (across sectors and beyond waste only);
- Reducing what waste is generated (all waste and recycling material that enters the waste system) and disposed (landfilled); and
- Reducing emissions from waste.

As a result of this strategy coming into effect the regions WMMP should reflect this direction through the actions established.

Kerbside standardisation (2023)

As part of the workplan/priorities laid out in Te rautaki para | Waste Strategy kerbside standardisation aims to ensure consistent waste and recycling services are offered across all districts in Aotearoa New Zealand. The transition to standardise services will also require all districts and regions provide a kerbside organics collection to households in urban areas by 2030 and establish minimum standards for diverting waste from landfill. As such these changes were required to be incorporated into the WMMP to establish an action plan for the region to meet these requirements.

Waste Levy Expansion

For every tonne of waste disposed to landfill, a levy is applied and collected by MfE. Since 1 July 2021, the landfill waste disposal levy has been progressively increased and expanded to include a wider range of disposal facilities with further increases scheduled through to 2027. With waste becoming more expensive to dispose of alternatives through reuse and recovery of materials are becoming increasingly attractive for households and businesses. Approaches to providing or enabling these alternatives are detailed as actions in the WMMP.

Emissions Reduction Plan (ERP) (2022)

In May 2022 the national Emissions Reduction Plan (ERP) was released. The ERP sets out the planned targets and objectives for climate action over the next 15 years. The plan aims to enable a transition to a low-emissions, climate resilient future for Aotearoa New Zealand. As the first of its kind, the Government is placing new requirements on the councils to reduce their emissions from waste with particular focus on

emissions from organic materials and landfill gas. A significant opportunity for local government to reduce emissions is to offer a food scraps collection service by 2030 in line with the kerbside standardisation programme of work. This is reflected in the proposed actions in the WMMP.

What is being proposed?

The 2024 Regional Waste Assessment has identified that over 19,000 tonnes of waste was generated in the West Coast Region in 2022. Around 60% of this waste was sent to landfill, with the remainder diverted, either by recycling or composting. This diversion occurs predominantly through recycling at kerbside and transfer stations and recovery of green waste for mulch or compost.

CHALLENGES & OPPORTUNITIES

The Waste Assessment has identified a range of challenges and opportunities related to waste management and minimisation to be addressed through the WMMP. These include:

Challenge	Opportunity
Affordability of meeting the future national targets is an increasing challenge for the West Coast councils, partly due to low population density.	Explore options to collaborate with Iwi, community groups, industry and neighbouring regions.
Inconsistent waste data available across the region (e.g. contamination in kerbside recycling, illegal dumping incidents, reuse of materials).	Streamlining data collection across all Council services. Leveraging national policy change such as alignment with national standardisation of what is collected for recycling.
High quantities of waste are being sent to landfill from the region.	There is considerable opportunity to increase the capture of materials (specifically paper, plastic, metals, and organic materials) for diversion. Streamlining kerbside collections with all Councils offering the same service, and planning for new services as required, in line with the national kerbside standardisation.
Inconsistent information available across the three districts regarding waste services available, education and system performance.	Increasing the availability of information regarding waste diversion, infrastructure, and current performance to rate payers and members of the public online and in other methods to increase buy-in. Education and behaviour change are important to reduce the generation of materials, enhance the use of existing infrastructure, improve the capture of materials for recycling and recovery, address contamination in recycling and illegal dumping.
Engagement with high waste generating industries.	Focus on sectors likely to generate more waste in the future including: – Agricultural waste – ensuring farmers make informed decisions on waste management and appropriate services for their sector. – Mining waste – considering the increases in waste volumes and types from the industry.
Reporting of emissions associated with waste services and management does not currently take place. As part of the National Strategy	Establish a process and start to collect baseline data to inform decision making.

Challenge	Opportunity
tracking of this data will need to start taking place.	
Waste from tourism is expected to increase.	Work to support the procurement of goods and consumables from tourism providers and careful planning around communication and infrastructure available to tourists to encourage diversion of waste is essential to successful recovery in the region, in particular Westland.

The overall vision of the WMMP is:

“By 2030, our enabling systems are working well, and behaviour is changing.”

PROPOSED TARGETS

A series of waste minimisation and management targets, reflecting national targets where relevant, are proposed:

Target		Unit	2018	2022/23	Regional Target
Waste generation	Reduce the amount of material entering the waste management system by 10% per person by 2030*	kg per capita per annum	385.51	494	445 by 2030
Waste to landfill	Reduce the total waste tonnes per capita going to landfill by 30% per person by 2030*	kg per capita per annum	299.76	402	282 by 2030
	Reduce the total waste tonnes per dwelling going to landfill from the Council kerbside collection by 30% per person by 2030*	kg per dwelling per annum	575.63	573	401
Diversion of waste	Increase the amount of household waste diverted to recycling (Council provided kerbside collection only, excludes green waste) *	% diversion from landfill	37%	33%	30% by July 2026 40% by July 2028 50% by July 2030
	Reduce contamination of Council provided kerbside recycling.	% contamination	N/A	31%	TBC
Waste emissions	Increase organics capture at transfer station and kerbside (%) * <i>Organics capture includes food, garden, and timber waste streams.</i>	% diversion from landfill	N/A	4%	30% capture of organic material by 2030
	Reduce the biogenic methane emissions from waste by 2030 (CO ₂ e) *	% reduction of biogenic methane	N/A	TBC ¹	30% reduction
Customer satisfaction	Percentage of community satisfied with the solid waste service.	% satisfaction	N/A	72 – 82%	> 85% satisfaction
	Total number of complaints received about the Council’s solid waste service	No. of complaints annually	N/A	N/A	< 50 complaints annually
Environmental health	Maintain 100 per cent compliance with resource consent conditions for Council-operated solid waste district facilities.	% compliance	100%	100%	100% compliance

¹ Councils are awaiting guidance from central government on the calculation of biogenic methane emissions from waste before a baseline is confirmed for the region.

and safety					
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PROPOSED ACTION PLAN

To address the challenges and opportunities identified and meet the targets, the three district councils in the region propose a range of actions. These actions are underpinned by policy, infrastructure and education. In all cases the focus is on enabling the West Coast community to reduce the waste generated before managing their waste according to the waste hierarchy, preferring reducing, rethinking and redesigning before reuse, repair and repurpose before 'conventional' waste management options are introduced (recycle, compost, recover, dispose).

The actions within the WMMP relate to both continuing and enhancing existing activities and starting new activities and initiatives.

All district councils have a role to play with the delivery of the actions in the WMMP. These range from advocating to central government and promoting services through to being an enabler for community and industry groups to collaborate for better outcomes for the West Coast.

The Action Plan includes actions focusing on waste minimisation and management infrastructure, education of the West Coast community and getting the right policy framework in place.

CREATING PARTNERSHIPS ACTIONS
Industry waste – Advocate and facilitate sector groups (e.g. C&D, Agricultural waste groups) to discuss problems and explore solutions. Utilise resources outside of the region and connect with other regional sector groups (e.g. Tradie Breakfast).
Contamination in kerbside – Collaborate with central government, local government, and non-government organisations to assess solutions to reduce contamination and explore opportunities for the West Coast to improve waste management. This could include joining nationwide forums e.g. WasteMINZ TAO Forum or connecting with the Sustainable Business Network.
Industry waste – Investigate and facilitate collaboration opportunities across the region with iwi, industry, businesses, community groups, utilising activities that are already established e.g., virtual/in person networking events, Council gardens etc.

COMMUNICATE AND SHARE CIRCULAR ECONOMY INITIATIVES ACTIONS
Reduce generation – Utilise council websites to link to existing resources to help plan and manage material management e.g. BRANZ and REBRI for the construction sector.
Contamination in kerbside – Develop an educational programme of work focusing on behaviour change and information sharing to the community.
Contamination in kerbside – Utilise and/or build on national waste and behaviour change campaigns and/or collateral to promote waste diversion.

POLICY DEVELOPMENT ACTIONS
Contamination in kerbside – Develop solid waste bylaw to strengthen enforcement.
Information and education – Investigate whether a grant for waste and resource recovery activities in the region can be developed between Councils.
Reduce generation – Tourism Levy implemented for those staying in the region to cover the costs of infrastructure including waste assets and management.

PRODUCT STEWARDSHIP ACTIONS

Information and education – Advocate for action and research promoting the top of the waste hierarchy (e.g. Product Stewardship Schemes, Right to Repair legislation, and research into recovery options for difficult to manage waste streams).
Industry waste – Investigate whether Council want to facilitate Product Stewardship Schemes at their transfer stations e.g. Tyrewise collection point when the programme opens, promoting the programmes to encourage uptake.
Reduce generation – Continue to support and promote product stewardship schemes through existing transfer stations where appropriate.

MAKING DIVERSION EASY ACTIONS

Streamline data collection – Align services available at transfer stations across the region.
Reduce generation – Investigate alternative options to manage waste streams/materials which take up most volume in the regions landfills and transfer stations.
Reduce generation – Review the results from C&D feasibility study to assess the best options for C&D recovery in the region (subject to feasibility study).
Reduce generation – Review the results from organics feasibility study to assess the best options for organic recovery in the region in line with central governments indicated direction.
Reduce generation – Investigate the volumes and impacts of waste from tourism, which can feed into a feasibility study for how to manage waste from tourism in the region.

RESILIENCE ACTIONS

Environmental impacts – Develop resilience plans for current waste infrastructure and services. This could include collaborating with Civil Defence and other organisations to develop a regional Disaster Waste Management Plan. This will ensure processes in place for managing waste associated with natural disasters, and waste from earthquake prone buildings.
Environmental impacts – Investigate the feasibility of a regional Disposal Facility/Landfill that could service the entire region.

Council will fund these actions through a combination of targeted rates, user pays fees and charges, waste levy funding and contestable funds.

The above actions are intended to provide a wide ranging approach to waste services in the West Coast Region to protect public health promote effective and efficient waste management and minimisation.

Where to find more information

The draft Regional Waste Assessment and draft Regional Waste Minimisation and Management Plan (WMMP) can be collected from any of the Council’s service and community Centres, from Council’s main offices or downloaded from the each of the Council’s websites.

Council	Westland District Council	Grey District Council	Buller District Council
Web address	www.westlanddc.govt.nz	www.greydc.govt.nz	www.bullerdc.govt.nz
Main office	36 Weld Street, Hokitika	105 Tainui St, Greymouth	6-8 Brougham St, Westport
Telephone	03 756 9010	03 769 8600	03 788 9111

How to have your say

We want to hear feedback from our communities on the draft West Coast Regional Waste Minimisation and Management Plan. **Key questions** include:

1. Do you agree with the Council's vision for waste minimisation and management?
2. Have the Councils set the right targets for waste minimisation and management?
3. Councils regularly consider a range of options for managing waste that cannot be reused or recycled. What are the key considerations Council should take into account?
4. The draft Regional Waste Minimisation and Management Plan commits Councils to considering a range of additional activities. What would you support being introduced in the West Coast Region?

We want to hear from as many people as possible before a decision is made, so please have your say today.

All submissions must be in writing. Submissions can be made by completing the easy online **survey** or by filling out survey forms available from each Council. Refer to your Council website for full details.

You are welcome to speak in person in support of your submission – if you wish to do this, please clearly indicate this in your submission. Submissions will be heard and considered at a hearing in January 2025 – final date to be confirmed.

Submissions close at **5pm on Friday 13th December 2024**

Every submission made to the Council will be acknowledged in accordance with the Local Government Act 2002, copied and made available to the public.

Placeholder for Attachment B

Re-Adoption of the Draft Waste Assessment & Adoption of
the Draft West Coast Waste Management & Minimisation
Plan for Public Consultation

West Coast Regional Waste Management and Minimisation
Plan (under seperate cover)

WMMP Targets (Breakdown by District)

Target	Unit	2018/19 (region)	Baseline 2022/23				Regional target
			Buller	Grey	Westland	Region	
Waste generation							
Reduce the amount of material entering the waste management system by 10% per person by 2029	kg per person	385.51	372.00	604.00	450.00	494.27	444.85
Waste to landfill							
Reduce the total waste tonnes per capita going to landfill by 30% per person by 2029	Tonnes per capita per annum	299.76	295.00	522.00	344.00	402.32	281.62
Reduce the total waste tonnes per household going to landfill from the Council kerbside collection	Tonnes per dwelling per annum	575.63	394.00	821.00	455.00	573.29	401.30
Diversion of waste							
Increase the amount of household waste diverted to recycling (Council provided kerbside collection only, excludes green waste).	% diversion from landfill	37%	40%	36%	33%	33%	30% by July 2026 40% by July 2028 50% by July 2030
Reduce contamination of Council provided kerbside recycling.	% contamination	N/A	31%	N/A	N/A	31%	TBC
Waste emissions							
Increase organics capture at transfer station and kerbside (%)	% diversion from landfill	N/A	5%	6%	N/A	4%	30% capture of organic material by 2030
Reduce the biogenic methane emissions from waste by 2030 (CO2e)	% reduction of biogenic methane	N/A	N/A	N/A	N/A	TBC	30%
Customer satisfaction							
Percentage of community satisfied with the solid waste service.	> 85% satisfaction	N/A	N/A	80%	72%	72-82%	> 85% satisfaction
Total number of complaints received about the Council's solid waste service	> XXX complaints annually	N/A	N/A	40	15	N/A	<50 complaints annually
Environmental health and safety							
Maintain 100 per cent compliance with resource consent conditions for Council-operated solid waste district facilities.	N/A	N/A	100%	100%	100%	100% compliance	100% compliance

5.11 NOTICE OF RESCISSION - ABBEYFIELD GREYMOUTH - REQUEST FOR LAND

File Number:

Report Author: Mayor Tania Gibson

Report Authoriser: Acting Chief Executive

Appendices: Nil

I, Councillor Mayor Tania Gibson, give notice that at the next Ordinary Meeting of Council to be held on 23 September 2024, I intend to move the following rescission motion:

1. MOTION

That:

1. The resolution 1959 titled H/5: Abbeyfield Greymouth – Request for Land that was passed at the meeting of 11 December 2006 be rescinded.
2. Council rescind resolution 1959 titled H/5: Abbeyfield Greymouth – Request for Land that was passed at the meeting of 11 December 2006.

2. RATIONALE

- 2.1. In 2006 Grey District Council agreed to sell land for a nominal amount on the corner of Palmerston Street and Marsden Road to Abbeyfield Properties Ltd for the purpose of building a retirement housing facility.
- 2.2. Abbeyfield were to be responsible for carrying out and covering all costs associated (i) a Plan Change, (ii) Public Works Act 1981 requirements, (iii) the revocation of the drainage reserve, and (iv) the total area being surveyed and legalised under one fee simple title.
- 2.3. A geotechnical report as to the suitability of the site for building was also to be obtained by Abbeyfield.
- 2.4. Abbeyfield Property Ltd wrote to Council on 23 June 2022 advising that following the detailed investigations required under the offer made by Council, due to the cost risk related to remediating the site prior to building, the organisation no longer wished to proceed.
- 2.5. The offer of the land to Abbeyfield should be rescinded to enable any potential use of this land by other parties to be progressed.

I recommend this Notice of Rescission to Council.



Mayor Tania Gibson

Signature



Cr Allan Gibson

Signature



Cr Robert Mallinson

Signature

Confirmation of Statutory Compliance

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

- (a) This report contains:
 - (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
 - (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.
- (b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.

5.12 REGIONAL DEALS: THE WAY FORWARD**File Number:****Report Author:** Acting Chief Executive**Report Authoriser:** Acting Chief Executive**Appendices:** 1. Regional Deals Strategic Framework**1. REPORT PURPOSE**

- 1.1. Council to note the available information in relation to Regional Deals and the initiatives put in place to prepare to utilize opportunities optimally

2. EXECUTIVE SUMMARY

- 2.1. The Government has presented Regional Deals as a 30 year vision with negotiated 10 year strategic plans to deliver shared objectives and outcomes between central and local government. Deals are intended to improve economic growth and productivity, delivering good infrastructure and improving the supply of housing, as long term, enduring commitments. It will not only focus on improved regional collaboration and coordination, enhanced private sector involvement, better decision-making, innovation and efficiency.
- 2.2. It has to be said that the initiative is still in its infancy and that the details on how, who and when is still to be announced. What is known that 5 regions will be invited to develop Deals with the initial focus on one region. There is good reason to believe that the West Coast Region is to be one of the 5 invitees. Webinars presented on the issue proved only partially helpful as it remains light on detail. What is clear is that the Government is strongly focused on regional or at least sub-regional cooperation, which raises the question how Regional Deals, Water Done Well, RIFs and Councils' LTPs will interact.
- 2.3. Mayor Gibson took the initiative to invite the other Councils, DWC and the Iwi to a meeting under Malcolm Alexander as Facilitator to not only develop a better understanding of the concept, but to front-foot the issue as a means of optimising the benefits for the Region and our District.
- 2.4. The purpose hereof is for Council to formally note the available literature on Regional Deals in anticipation of further and more focused information becoming available after the Mayors and Chairs and Iwi meeting. It is respectfully suggested that any effort to analyse the matter further will involve a high level of speculation which may not prove correct.

3. OFFICER RECOMMENDATION

That Council at this point notes the contents of the report and associated literature on the Regional Plans concept in anticipation of more focused information becoming available in early October 2024.

Confirmation of Statutory Compliance

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

- (a) This report contains:
 - (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
 - (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.
- (b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.



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Foreword

I am excited to be introducing this new opportunity for how central government, local government and the private sector can be working together to deliver for communities.

We are facing significant economic challenges, including the affordability of housing and how we provide for critical infrastructure. These challenges affect all of us, whether we are living in urban, regional or rural areas. We have been elected as a Government to address these challenges and find practical solutions to fixing them.

Central and local government have powerful tools and mechanisms at their disposal to meet these challenges, unlock economic growth and boost productivity. Regional deals will be a practical and enduring way to ensure that these tools and mechanisms are used in a coordinated way to ensure we are doing everything we can to support New Zealanders

Regional deals will unlock growth in specific geographic areas by providing a regional-level approach. They will focus on funding and financing tools, regulatory relief mechanisms, efficient and innovative use of existing funding and planning mechanisms and improved central government coordination. The deals will align with local government's 10-year planning cycles, allowing for more effective delivery and shared objectives and outcomes. They will reset systems to enable local government, with central government support, to deliver for communities.

Regional deals provide an opportunity for central and local government to agree on joint priorities, and how they wish to accomplish common objectives. Deals are about doing things differently, making the best use of what we already have, and empowering local authorities to support growth for their communities.

This Strategic Framework is just the beginning of this exciting journey to implement an effective and enduring regional deals model for New Zealand. I'm excited about the potential of this new way of doing things and looking forward to working together with local government to deliver the infrastructure investment and economic growth our communities are asking for.



Hon Simeon Brown
Minister of Local Government

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Executive Summary



New Zealand's economic growth and the prosperity it affords to communities goes hand in hand with the growth of our regions

To be a world-class, competitive actor in the 21st century, our regions need to be productive and efficient in the use of their resources and tools. Unlocking economic opportunities will require all levels of government to define shared priorities, actions, and timeframes, and consider all available levers at their disposal to support improved regional economic outcomes. It will also require developing optimal conditions for collaboration with the private sector.

The Speech from the Throne set out the Government's intention to partner with local government to create Regional Deals. Regional Deals provide a long-term approach to address some of the underlying issues impacting economic development and productivity by providing a focus on regions as integrated economic areas.

This strategic framework sets out the Government's expectations for Regional Deals and criteria for selecting regions for deals. Development of this framework includes consideration of local government objectives for Regional Deals as set out in Local Government New Zealand's *'What communities need from the framework for city/regional deals'*.¹

Regional Deals will be based on a 30-year vision, with negotiated 10-year strategic plans to deliver shared objectives and outcomes between central and local government. Deals will be long-term commitments, intended to endure, promoting economic growth and productivity, delivering connected and resilient infrastructure, and improving the supply of affordable, quality housing.

Regional Deals will be a vehicle for greater regional collaboration and coordination, improved local government decision-making and funding and financing, promoting innovative and collaborative ways of working between central and local government, and ensuring resilient cities and regions. They will provide a holistic approach to aligning and delivering agreed outcomes tailored to local conditions and national priorities. The regional deals timeframe includes reviews and evaluation of outcomes to ensure deals continue to reflect current needs.

Priority Objectives

Building economic growth

Delivering connected and resilient infrastructure

Improving the supply of affordable and quality housing

Secondary Objectives

- Greater regional and private sector collaboration
- Improved local government decision-making and funding
- Promoting innovative and collaborative ways of working between central and local government
- Ensuring resilient and sustainable cities and regions

Guiding Principles

To ensure a consistent approach across all Regional Deals, the following principles will apply:

- **partnership**
- **adaptability**
- **certainty of decision-making and funding and financing**
- **accountability and transparency**

Partnerships will involve central and local government, with opportunities for the private sector and iwi/Māori to participate.

Regional Deals will require sustainable funding and financing to develop and implement. Central and local government presently face fiscal constraints, but central government will unlock a range of funding and financing tools (existing and new), regulatory relief, and regional-central government coordination to support the deals.

Regional Deals will be led by Ministers as the main interface with local government leadership. Ministers will have delegated decision-making authority and will manage alignment across portfolios, ensuring that all necessary central government levers are available in support of the system.

Once a deal is finalised, central and local government partners from the region will establish an oversight body. The composition and membership of oversight bodies will be agreed by both parties and will have independent chairs, and senior partner representatives. Involvement of the private sector and iwi/Māori entities will be encouraged.

Regional Deals will be finalised in a staged 'waves' approach, with the first deal finalised in 2025.

Introduction and Purpose

This strategic framework for Regional Deals is the first step for giving effect to the National Party manifesto commitment and the National and ACT New Zealand coalition agreement commitment to institute long-term regional deals. This commitment is also reflected in the Speech from the Throne for New Zealand's 54th Parliament.²

The framework is a guide for discussions between central government and councils (territorial and regional authorities), and relevant private sector entities (including domestic and international investors), to deliver Regional Deals in support of shared objectives and outcomes.

Context

Current settings do not support local government to foster economic growth in their regions. Councils' existing funding and financing tools are an example of this, where councils are not rewarded for economic growth. Instead, increased tax revenue from local growth flows to central government, not local government. In practice, this means that councils and ratepayers are bearing the costs of growth. In many cases, local communities are either unable or unwilling to embrace growth and development, leading to local decisions that impede economic growth and contribute to New Zealand's significant infrastructure deficit and unaffordable housing market.

This misalignment is also reflected in central and local government's budget cycles: whereas central government operates on yearly budget cycles, local government makes most significant funding decisions through 10-year plans, produced every three years. This makes securing long-term public funding for infrastructure challenging, which in turn translates into reduced certainty for capturing private investment.

New Zealanders are facing significant affordability challenges. For example, New Zealand ranks amongst the least affordable housing markets in the OECD, with inflation-adjusted house prices rising by 256 percent between 2000 and 2021.³ Addressing housing affordability will require strong and aligned central and local government leadership to unlock more land for housing developments, to unlock funding and financing tools for councils, and to develop the right local incentives to encourage housing growth.

Affordability is also reflected in the infrastructure our communities need to thrive and prosper. New Zealand has a significant infrastructure deficit, driven by a combination of historic underinvestment and future challenges like servicing a growing population and decarbonising the economy.⁴ Building bridges, sewerage systems, roads and water supplies has also become increasingly expensive for councils.⁵

Addressing affordability and cost of living issues requires an all-of-New Zealand approach, where central and local government work together to identify and mobilise all available funding and financing and policy levers in a way that better incentivises and distributes the benefits of economic growth.

Regional Deals, will provide an opportunity to focus on getting the basics right by supporting regions to deliver the best for their communities, and the country as a whole.

What are Regional Deals?

Regional Deals will be based on a 30-year vision, with negotiated 10-year strategic plans to deliver shared objectives and outcomes between central and local government

Regional Deals will be based on a 30-year vision, with negotiated 10-year strategic plans to deliver shared objectives and outcomes between central and local government. Deals will be long-term commitments, intended to endure, to promote economic growth and productivity, delivering connected and resilient infrastructure, and improving the supply of affordable, quality housing. To better deliver shared objectives and outcomes between central and local government, the deals will align with local government 10-year planning cycles rather than central government's three-year planning cycles.

Regional Deals will be a vehicle for greater regional collaboration and coordination, enhanced private sector involvement, improved local government decision-making and funding and financing, promoting innovative and collaborative ways of working between central and local government, and ensuring resilient cities and regions. Deals will work to unlock economic and regional growth, remove regulatory bottlenecks, and support investment in infrastructure funding and provisions, in exchange for a commitment of planning liberalisation. This will provide better value for ratepayers and taxpayers who are one and the same.

By working together through a Regional Deal, central and local government will aim to provide a more strategic vision for how to enable and support economic growth in New Zealand, while generating greater certainty and long-term stability for public- and private-sector investments.

Implementing deals will create system change through:

- enabling competition for growth between regions;
- promoting the best use of planning processes for growth;
- ensuring the right incentives drive growth, including unlocking potential new revenues for local government; and
- certainty over future investment pipelines.

Regional Deals in New Zealand



Regional Deals will be enabling, empowering, enduring and adaptable

Regional Deals will empower local government and enable them to achieve their objectives. While Regional Deals will include specific central governmental priorities and objectives, projects and investments within each deal will be identified regionally through available spatial planning instruments. Regional Deals will coordinate and align central government work programmes and levers, bringing together solutions.

Regional Deals will need to be both enduring and provide the certainty needed to attract and retain the necessary investments to deliver change, especially over several central and local government electoral cycles. They will also need to be adaptable and evolve to different circumstances. To balance these competing requirements, deals will need to be made in a high-trust environment between central and local government. They will need to have strong political commitments to create enabling policy, regulatory and funding and financing environments, followed by contractual arrangements with providers. They will also need to provide for prioritisation and sequencing of investments in a way that aligns with agreed-upon objectives and outcomes.

Foundational components of Regional Deals

Though each Regional Deal will cater for local priorities, they will share the following foundational components:

- A defined economic/geographic area;
- a 10-year strategic plan with clear outcomes sought and the actions required to achieve them;
- decision-making arrangements, delivery timeframes and accountabilities;
- the capital and operational investments required;
- performance metrics with monitoring and reporting requirements; and
- regulatory and institutional settings to support the deal.

'Regions' in the context of Regional Deals could be regional, sub-regional or another appropriate scale, so long as they are defined economic and geographic areas with functional local authorities.

Objectives and outcomes

This framework includes the following priority and secondary objectives for central government to pursue across Regional Deals in New Zealand. The objectives aim to focus both central and local governments to build economic growth.

Priority objectives	Outcomes
Build economic growth ⁷	<ul style="list-style-type: none"> Increased jobs and skills Improved standard of living Increased productivity
Deliver connected and resilient infrastructure ⁸	<ul style="list-style-type: none"> Better connected communities and businesses through infrastructure Infrastructure built (and identified investment in support of it) is more resilient against the impacts of natural hazards and climate change Infrastructure built enables development, including housing objectives
Improve the supply of affordable, quality housing	<ul style="list-style-type: none"> Increased supply of build ready land (both greenfield and brownfield), including ensuring the necessary infrastructure is in place for development. Improved housing affordability for rental and home ownership
Secondary objectives	Outcomes
Greater regional and private sector collaboration	<ul style="list-style-type: none"> Better connections across regions, between urban and rural communities to allow for economic growth, infrastructure delivery, and improvements in the supply and quality of our housing, and improved collaboration with the private sector.
Improve local government decision making and funding and financing	<ul style="list-style-type: none"> Local government can use an increased mix of funding tools to fund local infrastructure (water, transport, community infrastructure), housing and growth.
Promote innovative and collaborative ways of working between central and local government	<ul style="list-style-type: none"> Levels of government work more effectively and efficiently because of innovative processes. Central and local government have increased agility to respond to changing conditions.
Ensure regions are resilient and sustainable	<ul style="list-style-type: none"> Communities are better prepared for the future, including being able to plan and manage our natural and built environment.

Given the current constrained fiscal environment, Regional Deals will initially be focused on the priority objectives. Central and local government will need to agree on what projects will be best placed to support these objectives, which could involve trade-offs and priority setting as regional deals are negotiated.

Specific outcomes for Regional Deals will need to be agreed between deal partners, allowing for iteration of the deal over time. Identifying outcomes requires an in-depth understanding of the regional economic and social conditions, and the projects and activities that will unlock opportunities and growth.

Through a Regional Deal partners will agree an approach for monitoring progress against these objectives and outcomes. More detail is in the **monitoring, evaluation and accountability mechanisms** section.

Guiding Principles

Guiding principles ensure a consistent approach across all Regional Deals. This framework includes four principles to guide how the deals should be undertaken to achieve the desired objectives and outcomes

Partnership

Regional Deal partners will work in good faith on a no surprises basis to develop long-term, high-trust partnerships that clearly reflect shared long-term objectives and outcomes, and strong commitments to work together. Partnerships will involve central and local government, with opportunities for the private sector and iwi/Māori to participate.

Adaptability

Regional Deals will be adaptable to meet the pace, scale and nature of proposals. They will consider the capability and capacity and readiness of different partners to deliver.

Certainty of decision making and funding

Regional Deals will aim to improve clarity around decision making processes and funding and financing to ensure the integration of long-term strategy and planning. Certainty from Regional Deals will also aim to attract and retain private sector investments.

Accountability and transparency

Regular reporting, monitoring and evaluation mechanisms will hold partners to account, will ensure public awareness of outcomes, and will measure success and provide for lesson learned.

Regional Deal Partnerships

Regional Deals will primarily be between central and local government, with participation as appropriate from other partners, including the private sector and Māori/iwi organisations

Regional Deals will reflect the guiding principle of 'partnerships'. It will be critical for trust between partners to be built early so it enables agreement over joint priorities and ways of working, to ensure smooth project implementation.

Central and local government

Regional Deals will be a tool used to help unlock funding and financing tools, provide regulatory relief, and be supported by regional-central government coordination. Local government will provide its unique place-based knowledge and apply the necessary planning, funding and financing, and other regulatory processes to ensure successful delivery of projects.

Central and local government will agree on joint priorities and projects and identify how they will each mobilise their individual levers and tools to support Regional Deals. Partners will agree initially to a limited number of projects (five) to progress as part of a Regional Deal.

Both central and local government partners will be able to mobilise existing working relationships as foundations for their Regional Deals, especially when it involves complex, large-scale projects.

Private sector

The private sector's expertise and investment capability will be a key component of Regional Deals. Private sector entities involved in a deal will have the opportunity to access new central government levers, leading to cost savings and new growth opportunities.

Combined commitments from central and local government will be aimed at creating an enabling investment environment to attract private sector capital where appropriate, and engagement with the private sector at the earliest possible stages is recommended.

Māori organisations and entities

There is significant potential for Māori organisations and entities to be involved in Regional Deals. The framework encourages local government to engage early with Māori organisations and entities to identify opportunities to partner with Māori, to attract iwi investment, and to use Māori/iwi expertise in Regional Deals and projects under Regional Deals. Regional Deals will also need to honour pre-existing Treaty of Waitangi obligations.

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Unlocking funding and financing tools, providing regulatory relief mechanisms and coordination

This framework proposes that the Regional Deal system initially follow an approach that combines:

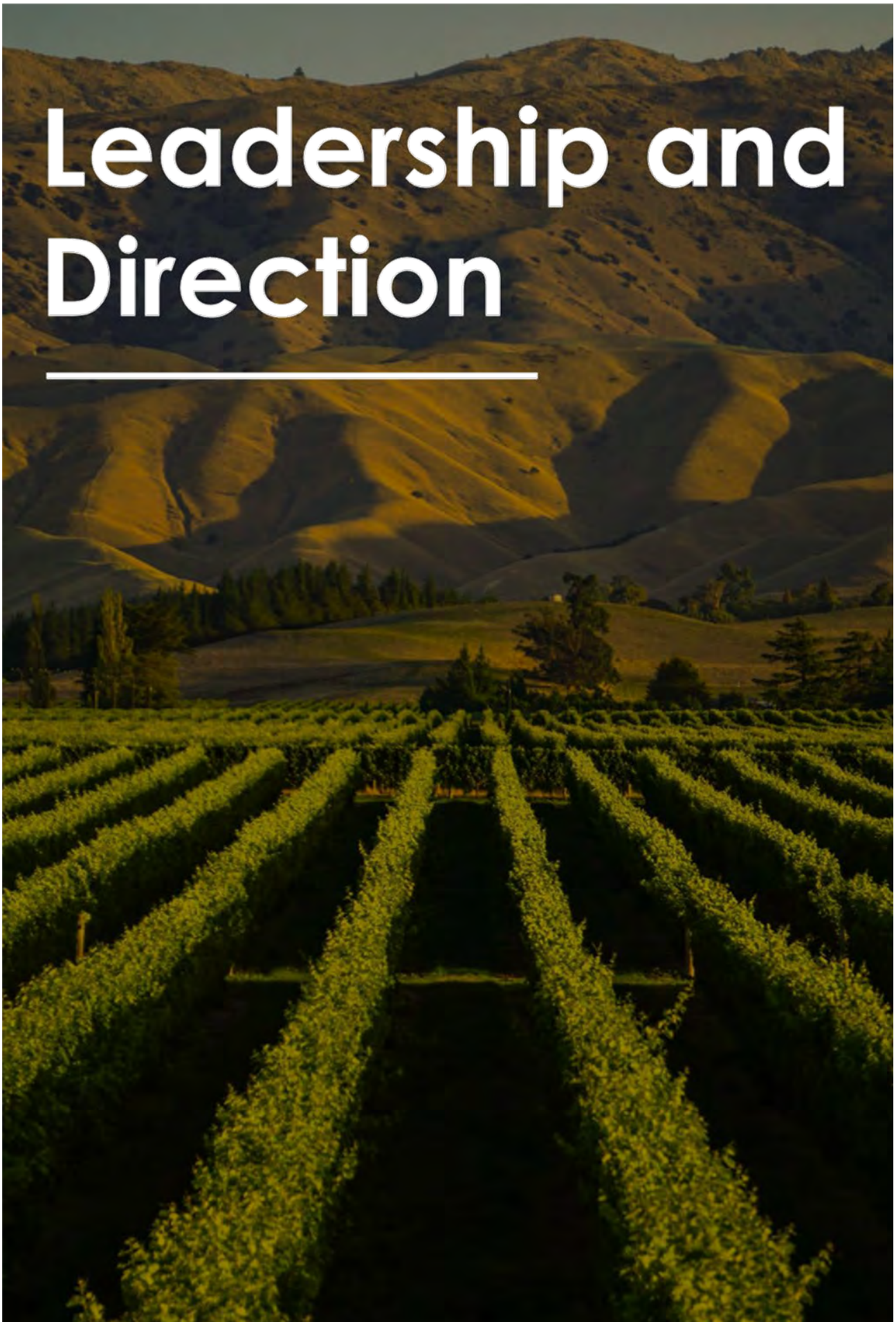
- unlocking funding and financing tools;
- regulatory relief mechanisms;
- efficient and innovative use of existing funding, financing and planning mechanisms; and
- improved central government coordination.

To support Regional Deals, central government and local government will work together to enable a range of options. Potential options could include:

1. a clear commitment to support agreed projects across agency investment pipelines and coordination of capital commitments to funding for transport, schools, hospitals and other aspects of growth relevant to the region;
2. enabling new user charges, value capture, targeted rates, tolling and congestion charging, an enhanced Infrastructure Funding and Financing Act;
3. proposals for the reallocation of existing government funding (e.g. from the International Visitor Conservation and Tourism Levy);
4. enhanced Going for Housing Growth payments which could include a share of GST for local government;
5. sector specific commitments, which could include sharing royalties generated by new and reestablished exploration of the mineral estate, or other forms of regional economic development; and
6. specific legislative changes to be advanced through legislation.

Regional Deals will need to align with local government planning and budgetary cycles including long-term plans and are not intended to supersede independent decisions made by government funding agencies. Regional Deal partners will still need to follow regular funding application and approval processes as set out by relevant agencies.

Leadership and Direction



Strategic leadership and direction, oversight and delivery structures for Regional Deals

Leadership and strategic direction

Leadership and strategic direction over Regional Deals will be provided by both local and central governments. The Infrastructure and Investment Ministerial Group will provide this direction for central government. This Ministerial Group will have delegated decision-making authority and will manage alignment across portfolios, ensuring that all necessary central government levers are available in support of the system, as well as interfacing with local government leadership.

The Infrastructure and Investment Ministerial Group will be supported by the Department of Internal Affairs with support from relevant agencies as required.

Oversight bodies

Once a deal is finalised, central and local government partners from the region will establish an oversight body for the Regional Deal. The composition and membership of the oversight bodies will be agreed by both parties and will have independent chairs, and senior partner representatives.

Because Regional Deals could build on existing relationships between central and local government (such as those in support of urban growth), oversight for Regional Deals will need to consider and align with existing oversight arrangements. Initially, the oversight bodies might be extensions of existing structures.

Because private sector investment and expertise will be critical for the success of Regional Deals, these oversight bodies will be encouraged to consider involvement of the private sector.

Implementation and delivery

Decisions regarding the implementation, delivery and evaluation of Regional Deals is contingent on further policy development, discussions with local government and delivery bodies, and the New Zealand Infrastructure Commission's development of a National Infrastructure Plan.

This framework envisages that initially each deal will have the support provided by a central government delivery agency (or agencies) who will coordinate central government and receive input from local government delivery agencies. Delivery agencies will optimise and manage effective prioritisation/sequencing of project milestones, and support procurement and delivery models for delivering infrastructure.

Entities involved in implementation and delivery will also lead on monitoring and evaluation.

Monitoring, evaluation, and accountability measures

A framework for monitoring, evaluating and accountability mechanisms will be developed for all Regional Deals to allow for comparisons and consistency across deals. Bespoke performance indicators for each deal, including metrics and a baseline – against which progress can be assessed on a regular basis – will need to be negotiated between partners and included in the deal. Continuous evaluation and negotiation of new commitments will occur over the lifetime of the deal.

In considering these mechanisms, partners will need to consider:

Complexities in evaluating the impact of deals

For example, outcomes related to economic growth (usually measured by Gross Domestic Product or Gross Value Added for a region) can be affected by many policies and circumstances, which makes it difficult to isolate how much an individual policy has contributed to a particular outcome.

Evaluation timeframes may need to be considered over a longer time horizon

While assessment of whether deals are on time, budget and meeting specific targets is possible within a shorter timeframe (for example annually, or three-yearly), it may be more realistic to assess the wider, strategic achievements over a longer time horizon. Consideration of central and local government election cycles will be important.

Capacity in local authorities

The process of developing a Regional Deal is unique to each deal, a large amount of executive time and negotiation can be required over a significant period. The capacity and skill set within local authorities to deal with the additional demands for project assessment and monitoring that comes with a Regional Deal is likely to be variable. The potential resource burden on local government needs to be monitored over time.

Coherence with existing accountability mechanisms

Consideration needs to be given to how any Regional Deal reporting and monitoring framework would integrate and align with existing legislation and regulatory frameworks for central and local government planning and reporting, and which bodies are best placed to assess regional deal progress.

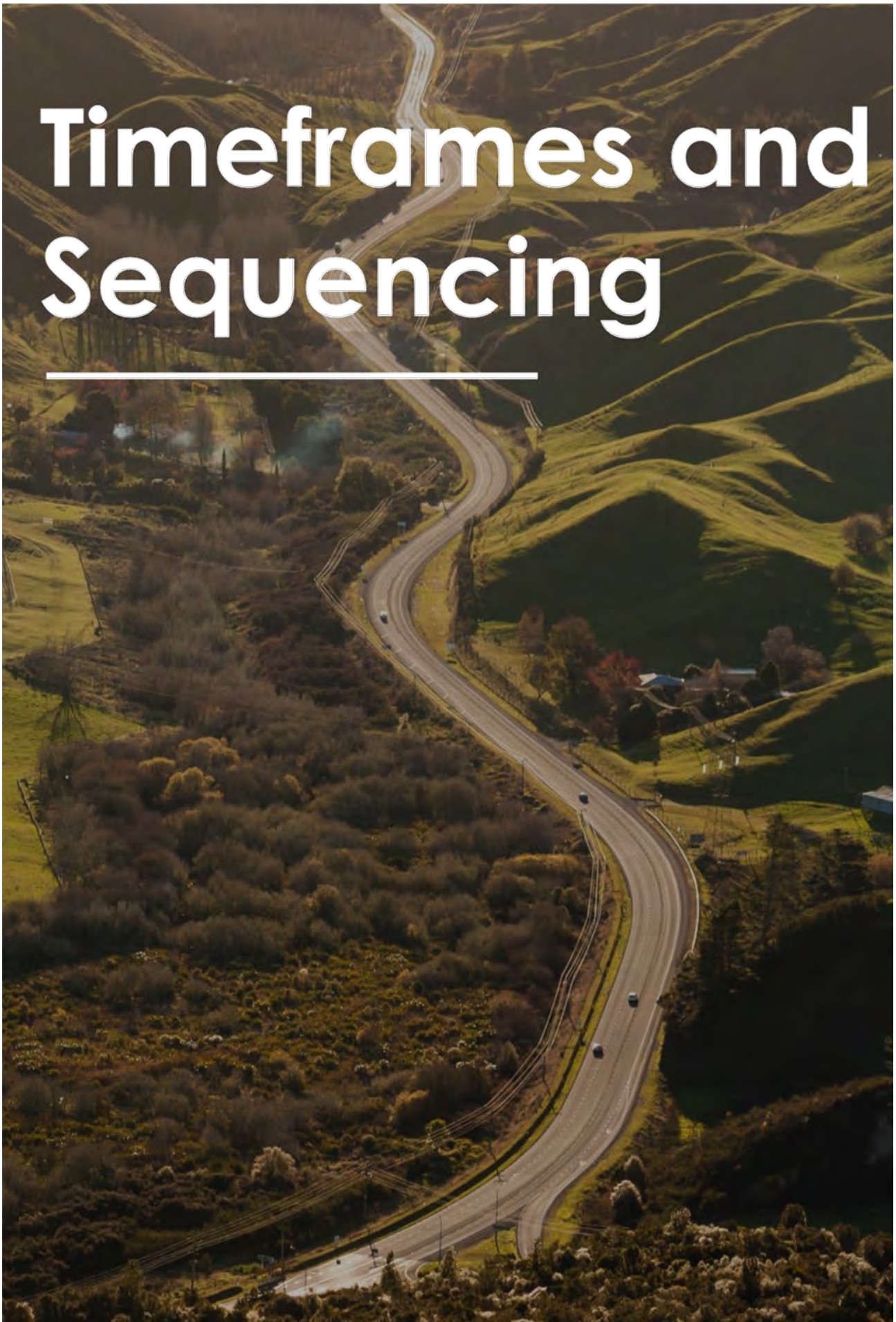
Adaptability to changing circumstances

Consideration also needs to be given to how any variations to a regional deal will occur and how these will integrate with existing processes operated across agencies who are already involved in delivering infrastructure projects with local government partners.

Examples could include macroeconomic targets and council performance metrics such as GDP, population spend metrics, financial accountability measures, joint governance effectiveness; tourism numbers, housing consents, compliance certificates issued.

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Timeframes and Sequencing



Regional deals will be based on a 30-year vision, with negotiated 10-year strategic plans to deliver shared objectives and outcomes, to provide optimal time for evaluation of outputs and delivery of projects with long-term outcomes

Timeframes

Regular reviews will be imbedded within the lifespan of deals (e.g. annually) to assess progress and project delivery using the measures discussed in the *monitoring, evaluation and accountability measures* section.

The lifespan will cover multiple parliamentary and local government electoral and planning cycles, which will ensure both a long-term approach to growth infrastructure, and capture and retain private sector investment. Regional Deals will need to consider other relevant central and local government planning and funding cycles.

Deal making milestones

Regional Deals will follow a staged approach with the following phases:

- **Milestone 1:** a letter from the Minister of Local Government inviting the regions to apply and laying out the government's expectations for proposals
- **Milestone 2:** consideration of proposals
- **Milestone 3:** a signed Memorandum of Understanding (MOU)
- **Milestone 4:** final stage negotiation of a deal

Milestone 1

Release a national regional deal framework

Decision makers: Cabinet

A high-level framework that sets out what the government wants to see in Regional Deals. A public version of this document will be used by councils to prepare proposals for Regional Deals.

The framework is not specific to local needs and does not make specific promises of regulatory relief or funding and financing.

Milestone 2

Consideration of proposals

Decision makers: Infrastructure and Investment Ministerial Group | selected councils.

Central government invites expressions of interest (up to five in the first wave). Selected councils provide a light-touch proposal with an outline of the following:

- drivers of economic growth in a region: regions to identify their own areas of growth and key economic drivers;
- what the region will do to unlock growth: regions to identify what actions they intend to take to unlock or enable growth; and
- what the region needs from central government to assist: regions to identify policy and legislative action they need from central government.

Regional Deal Criteria

Light touch proposals assessed against (but not limited to):

- alignment with the strategic framework
- growth potential
- commitment to a regional spatial plan
- capability, capacity, readiness to deliver
- commitment to fiscal prudence
- that councils meet all their regulatory standards (economic water quality regulation).

Milestone 3

Signed Memorandum of Understanding

Decision makers: Infrastructure and Investment Ministerial Group | LG Partners

Central government will confirm initial intent to progress into an MOU with selected regions.

Central and selected local government partners both develop and agree an MOU setting out intended areas to work together. Central government will provide guidance to support the MOU process to minimise council expenditure during this phase.

A region will need an MOU to enter the pre-deal queue.

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Milestone 4

Final Stage Negotiation for a Deal

4.1 Pre-deal Queue

Decision makers: Infrastructure and Investment Ministerial Group | Office of Regional Deals | LG Partners

Ahead of a deal, regions will undertake work that may be needed to support the deals (for example: zoning decisions, community agreement, establishment of any necessary committees, cross-council collaboration, including proposals to establish CCOs for cross-council service delivery).

Central and local government will agree monitoring and reporting metrics to measure overall regional performance (e.g. GDP, population, spend metrics, tourism numbers, housing consents, compliance certificates issued).

4.2 Funding and Financing

Decision makers: Infrastructure and Investment Ministerial Group | Office of Regional Deals | LG Partners

Central government will assess what is needed from local government for a deal. This could include a mix of the following:

Funding and Financing tools

- A pipeline of project funding as set out in the GPS Transport;
- commitment to support the agreed projects across agency investment pipelines and capital commitments;
- value capture/ support for a targeted rate;
- new user charges;
- enhanced Going for Housing Growth payments. For example: share of GST for local government and/or potential earn back mechanisms;
- legislation + other tools to better enable longer term funding and financing commitments, for example, enhanced IFF; or
- sector specific commitments – for example a greater sharing of royalties from an activity like mining.

Regulatory Relief

- Fast track consenting for projects

Coordination

- Coordination of decisions around planning and programming of schools hospitals, for example, needed to support a growth region

Milestone 4

4.4 Finalised regional deal

Decision makers: Infrastructure and Investment Ministerial Group | Office of Regional Deals | LG Partners

Partners sign the Regional Deal. The first deal will be finalised in 2025.

A regional deal is likely to have the following characteristics:

- A defined economic/geographic area;
- 10-year strategic plan with clear objectives, outcomes and actions to meet shared objectives and outcomes;
- alignment with 30-year National Infrastructure Plan;
- clear leadership arrangements, delivery timeframes and accountabilities;
- identified capital and operational investments and operating costs;
- clear performance measurements and regular monitoring and reporting;
- clear operational roles and responsibilities defined and an operating model that balances flexibility and responsiveness with accountability; and
- regulatory and institutional settings to support the deal.

Sequencing

Given the time and resourcing required to negotiate, implement and monitor Regional Deals, this framework proposes that deals be finalised in a staged approach.

The Government intends to complete the first deal in 2025.

Region Selection



Selection of regions for Regional Deals will be made by Ministers using a set of standardised criteria. Guidance will be issued to local government on what they will need to provide to be eligible for a Regional Deal

High level criteria

Local authorities will generally be selected for Regional Deals by the Infrastructure and Investment Ministerial Group (IIMG) based on assessments against standardised criteria:

- alignment with the strategic framework;
- growth potential;
- commitment to a regional spatial plan;
- capability, capacity and readiness to deliver;
- commitment to fiscal prudence; and
- commitment to broader government reform objectives such as Let's Get Water Done Well and Going for Housing Growth.

First wave or tranche

Five regions will be invited to provide light-touch proposals for a first wave of Regional Deals. Selection of regions for the first wave will be led by Ministers, based on selection criteria, and agreed to through a Cabinet process. Selection will be supported by the high-level criteria with particular emphasis on:

- councils being in a growth area that has clear objectives around economic growth, productivity and infrastructure in alignment with the Regional Deal strategic framework;
- councils with an already identified functional economic area, such as through an existing urban partnership, and therefore have initial supporting structures, spatial plans and future development strategies in place, including where relevant, funding and financing proposals for infrastructure development and delivery; and
- councils being ready to deliver on a deal, including having the capability and capacity, a clear plan for the city/region, and a track record of having worked successfully with central government, other councils in the region, private sector and iwi/Māori.

It is noted that central and local government are part of several partnerships that may already satisfy the above criteria, including for example, Urban Growth Partnerships. These urban partnerships could be mobilised as foundations for Regional Deals.

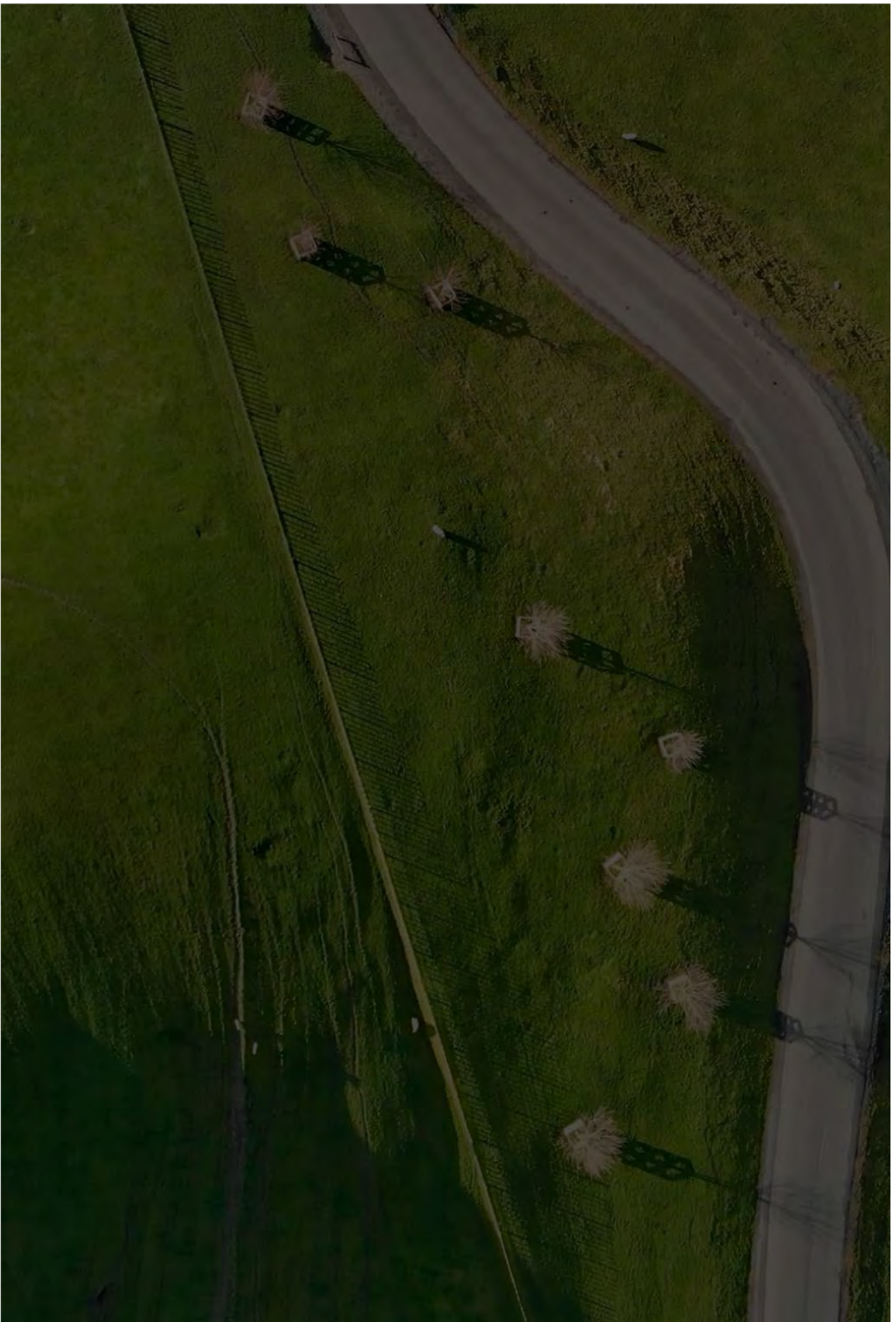
Subsequent waves or tranches

Subsequent Regional Deals will build on the lessons learned from previous Regional Deals to ensure the system is refined as more deals are established. Regions or sub-regions for subsequent waves will be selected through an open expressions of interest process. Proposals received from the expressions of interest will be assessed against the high-level criteria set out in this strategic framework and consideration by the Office of Regional Deals.

Advice to the Infrastructure and Investment Ministerial Group will follow this assessment, and subject to their approval, will proceed to a Cabinet process for formal agreement.

Sources

1. https://img.scoop.co.nz/media/pdfs/2405/Framework_City_and_Regional_deals.pdf
2. Speech from the Throne <https://gazette.govt.nz/managePDF?file=2023/2023-vr5697.pdf>
3. <https://www.hud.govt.nz/assets/Uploads/Documents/Cabinet-papers/Cabinet-Paper-Fixing-the-Housing-Crisis.pdf#:~:text=Unaffordable%20housing%20has%20far%2Dreaching,standards%20for%20all%20New%20Zealanders>
4. Report into New Zealand's Infrastructure Challenge, Sense Partners for the New Zealand Infrastructure Commission, Oct 2021, <https://media.umbraco.io/te-waihanga-30-year-strategy/lh5gou/new-zealands-infrastructure-challenge-quantifying-the-gap.pdf>.
5. A report commissioned by Local Government New Zealand demonstrates that in the last three years, building bridges, sewerage systems, roads and water supplies has become 38%, 30%, 27% and 27% more expensive to build respectively
https://d1pepq1a2249p5.cloudfront.net/media/documents/Analysing_increases_in_local_government_costs_LI2BVKU.pdf
6. LGNZ media release: <https://www.lgnz.co.nz/news/media-releases/drivers-behind-rates-rises-across-the-country-laid-bare/>
7. Economic growth is a broad concept that may involve many industries. Funding and financing and regulatory frameworks that underpin industry-specific projects will vary and will need to be considered when regional deals are formalised.
8. Infrastructure refers to “the fixed, long-lived structures that facilitate the production of goods and services, including transport, water, energy, social assets, and digital infrastructure such as our broadband and mobile networks” as defined by the Treasury
<https://www.treasury.govt.nz/information-and-services/nz-economy/infrastructure>
9. Including the Department of Internal Affairs (as initial lead), the Treasury, the Ministry for Housing and Urban Development, the Ministry of Business, Innovation and Employment, the Ministry of Transport, and the Ministry for the Environment. Involvement from the infrastructure Commission is also expected in support of the infrastructure portfolio.



6 MISCELLANEOUS ITEMS

7 REPORTS FROM OUTSIDE ORGANISATIONS

7.1 RECEIPT OF MINUTES FROM OUTSIDE ORGANISATIONS

File Number:

Report Author: Democracy Advisor

Report Authoriser: Acting Chief Executive

Appendices:

1. Minutes of the Extraordinary Meeting of the Te Tai o Poutini Plan Committee Meeting held on 2 August 2024
2. Minutes of the Te Tai o Poutini Plan Committee Meeting held on 7 August 2024
3. Minutes of the Joint Committee - West Coast Civil Defence Emergency Management Committee held 8 May 2024

1. REPORT PURPOSE

1.1. To receive the minutes from Outside Organisations.

2. EXECUTIVE SUMMARY

2.1. Receipt of minutes.

3. OFFICER RECOMMENDATION

“that

The Minutes of the following outside organisation be received:

1. Minutes of the Extraordinary Meeting of the Te Tai o Poutini Plan Committee meeting held on 2 August 2024.
2. Minutes of the Meeting of the Te Tai o Poutini Plan Committee held on 7 August 2024.
3. Minutes of the meeting of the Joint Committee West Coast Civil Defence Emergency Management Committee held on 8 May 2024.

Confirmation of Statutory Compliance

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

(a) This report contains:

- (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
- (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.

(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.



**MINUTES OF EXTRAORDINARY MEETING OF TE TAI O POUTINI PLAN COMMITTEE HELD VIA ZOOM
3.15pm FRIDAY 2 AUGUST 2024**

Present

Rex Williams (Chairperson), Mayor Jamie Cleine (Buller DC), Councillor Graeme Neylon (Buller DC), Mayor Tania Gibson (Grey DC), Councillor Allan Gibson (Grey DC), Mayor Helen Lash (Westland DC), Councillor Ashley Cassin (Westland District Council), Chairperson Peter Haddock (West Coast RC), Councillor Frank Dooley (West Coast RC), Kaiwhakahaere Francois Tumahaï (Te Runanga o Ngati Waewae), Kaiwhakahaere Paul Madgwick (Te Runanga o Makaawhio)

In Attendance

Simon Pickford (Chief Executive, Buller DC), Paul Pretorius (Acting Chief Executive, Grey DC), Scott Baxendale (Acting Chief Executive, Westland DC), Darryl Lew (Chief Executive, West Coast RC), Jocelyne Allen (Group Manager, Regulatory and Policy, West Coast RC), Jo Armstrong (TTPP Project Manager, West Coast RC), Michael McEnaney (Regulatory Manager, Grey DC), Alice Balme (Partner and Solicitor, Wynn Williams, Queenstown), Laura Mills (Chief Reporter, Greymouth Star), Doug Bray (Senior Policy Planner, TTPP, West Coast RC)

Welcome and Purpose

The meeting opened at 3.15 with the Chairperson welcoming participants and outlining the purpose of the extraordinary meeting called in accordance with Section 8.3 of Standing Orders, to discuss a Notice of Motion from Mayor Gibson. This was the sole Agenda item. Mayor Gibson and Councillor Gibson expressed a desire to speak to the Notice of Motion.

Apologies - None received

Conflicts of Interest - None raised

Initial Notice of Motion and Report on it

Mrs Armstrong spoke to her report, which had been circulated as part of the agenda. The Notice of Motion from Mayor Gibson was read as follows:

I the undersigned ask that the Ecosystems and Indigenous Biodiversity Hearing scheduled for the end of August 2024 be delayed for a minimum of six months or until the Crown Review of the Resource Management (Freshwater and Other Matters) Amendment Bill, which includes proposed changes to the National Policy Statement for Indigenous Biodiversity has been finalized.

The reasoning given was as follows:

- *By all accounts it appears that the Government Review will impact key principles in relation to indigenous biodiversity which, if the Hearing should continue will most likely require a formal Plan Change to bring the TTPP in line with the intended changes. It is noted that the Section 42A*



Officer's Report does include proposed changes, however, it is considered problematic that changes that have not been passed as law are being incorporated. Should the provisions not become law or be changed then the TTPP will need to be rewritten and a Plan Change process gone through. This is not considered appropriate given the already considerable costs incurred by the TTPP process. RMA Section 34A and Clause 10 of the TTPP Order in Council enable you to delegate your power to hear submissions on the pTTPP.

- *The joint TTPP Committee is not scheduled to meet before the Hearing date, which will mean that the Hearing will be purely on Officer's reports without benefit of Committee oversight. It is respectfully suggested that this is not in line with either the letter or the spirit of the Order in Council that created the TTPP process. It is further suggested that it will be untenable if the situation should arise where the Joint Committee may refuse to confirm the Officer comment after the Hearing. This is most likely to happen given that the Officer's Report deviates substantially from the Joint Committee's stance re: SNAs, especially as it relates to Grey District.*
- *The delay will give all concerned more time to formulate a robust input into this process, knowing the outcome of the Resource Management (Freshwater and other Matters) Amendment Bill.*

Discussion

Mrs Armstrong pointed out there is a TTPP Committee Meeting scheduled for 7 August 2024 in Hokitika which is prior to the Ecosystems and Indigenous Biodiversity Hearings planned for 26-27 August 2024 in Westport and 29-30 August 2024 in Hokitika.

Ms Balme noted that Section 42A Reports are prepared at the request of the Hearings Panel (i.e. the Independent Commissioners). They are thus "evidence" in the Hearing process, prepared in accordance with the Environments Court's Code of Practice for Expert Witness – requiring that such Report writers provide *independent, unbiased* expert opinions. It would not be appropriate for the Committee to have oversight of or input into what are evidence documents.

Ms Balme also pointed out that the Bill as it stands only *delays* the timeframe for identifying Significant Natural Areas (SNA)s – for three years. Options could include separating out the SNA-related provisions of the Plan and continuing with other aspects of the Ecosystems and Biodiversity Chapter (although doing so would leave the Plan inconsistent with both the National Policy Statement for Indigenous Biodiversity (NPSIB – unless and until changed) and the West Coast Regional Policy Statement (RPS)).

Mrs Armstrong commented that the Committee has delegated its powers with respect to convening and scheduling the hearings to the Independent Commissioners. So it is their decision as to whether or not such a delay can be accommodated (they having agreed so in the past). Discussions with the Panel Chairperson indicates the Hearing programme as it stands is integrally linked to a schedule of work that enables progress to continue efficiently and in a timely manner. Compromising that schedule could have a significant "flow on" effect. In particular, panel members have significant other commitments to do with the Plan and elsewhere. Mrs Armstrong also commented that Local Government elections are scheduled for 2025, and the Committee had intended to make decisions prior to elections. Costs for staff on fixed term contracts would also increase with a delay. Continuity of commissioners, decision makers and staff could thus be threatened if the delay is excessive. The



Committee also has a duty under Section 21 of the Resource Management Act 1991 (RMA) to avoid “unreasonable delay”. The fact is that a degree of uncertainty remains over precisely what is happening with respect to SNAs, while deferral of the Plan’s progress is definitely going to increase costs. Realistically there are two options – i.e. delay or proceed (the report setting out the pros and cons).

Mrs Armstrong confirmed (following clarification sought from the Chairperson) that one amendment to her report as presented should be made – i.e. last sentence of paragraph 3 (beginning “RMA Section 34 ...”) should be removed from that paragraph and added to paragraph 7a (after “staff note”).

Councillor Dooley queried whether such a delay could set any “undesirable precedent” (given a somewhat similar degree of uncertainty exists around natural hazards). Ms Balme confirmed potentially yes – there is arguably always a degree of uncertainty around Central Government intentions.

Mr Pretorious confirmed that he and the Grey Councillors had in fact revised the initial Notice of Motion somewhat – to a *fixed term* delay.

Mayor Gibson spoke to the Notice of Motion. She predicts the exercise of undertaking SNAs would be costly (around \$1 million/District) and needs to be undertaken amidst considerable hostility, given the perceived popular notion that SNAs have been done away with by the Government. The last thing certainly Grey District wants is to have to go through such a process and then reverse it; it incumbent on both Central and Local Government to work together to avoid this.

Mayor Gibson confirmed that she has already commenced discussion with Minister Hoggard (regarding central government intentions. Minister Hoggard (and possibly other Ministers) has agreed to meet, and with the intention of better clarifying the Government’s position and its timing. The 26-27 (Westport) and 29-30 (Hokitika) August 2024 Hearings for the Ecosystems and Indigenous Biodiversity Topic should, therefore, be delayed – at least until October 2024. Mayor Gibson drew parallels with Minute 14 of 11 January 2024, the Chairperson of the Independent Commissioners having agreed to delay the Ecosystems and Indigenous Biodiversity Hearings from March 2024 to later in the year, to enable the Government’s position on SNAs to be made clearer.

Mayor Gibson emphasized there appears an element of confusion in terms of who is responsible for what, in terms of leading the Plan formulation process. While it is true that responsibility for conducting the Hearings and making decisions has in fact been delegated to the Independent Commissioners, the TPPP Committee itself is comprised of Mayors and other Council members from the four local authorities who are responsible to their ratepayers. The Committee should not be seen as simply a “rubber stamping” body which leaves matters such as this entirely to the Commissioners.

Revised Notice of Motion - Discussion

The Chairperson asked the Grey District Council attendees to display the Notice of Motion as revised.

This read as follows:



That the Committee asks the Project Manager to remind the Hearings Panel that it had by Minute 14 – 11 January 2024 postponed the Ecosystems and Indigenous Biodiversity Hearing to October 2024, and that it be asked to reschedule the scheduled Hearing for the end of August 2024 to the end of October 2024 in line with that decision.

That the Committee seeks urgent meetings with the Crown to determine its intentions in relation to the signalled review on SNAs and how it impacts on the TTPP, and to inform the Crown of the grave implications for the Coast, both financial and social, if we continue to have to legislate for SNAs.

At the request of Councillor Dooley, the Grey District Team similarly posted Minute 14, highlighting paragraph 4:

The Hearing Panel agreed that there is sense in delaying the Hearing of the Ecosystems and biodiversity component of Topic 10 until later in the year, which is likely to be October, to see whether there is any clarity around the matter.

Mayor Cleine pointed out that the Notice of Motion as revised is essentially in two parts – i.e. firstly, is there a willingness to delay, and secondly if so, what should be next step? Mayor Gibson pointed out that a letter from Minister Hoggard encouraging the intended consultation had been received that day and was immediately circulated to Committee members, while Mr Pretorius emphasized that the Notice of Motion as revised takes into account the legal advice from Wynn Williams as discussed earlier.

The Chairperson confirmed his understanding of the Notice of Motion as revised. In particular, it was emphasised that any decision to delay would remain with the Chairperson of the Hearings Panel. The Chairperson also agreed that the revised Notice of Motion be voted on in its two separate paragraphs.

Chairperson Haddock expressed concern that the change to SNA provisions may not work out as intended, and the resultant delay could simply hold up finalizing the Plan generally – to the extent that increased costs and other difficulties result from changes in Committee personnel as a result of the 2025 Local Government Elections, and the inability of Commissioners and contracted staff to remain with the process. Such costs would be felt by ratepayers. To that extent, the Notice of Motion as revised was supported – i.e. an effective two months, c.f. the previous somewhat undefined period.

Some discussion took place around the relative costs of delaying or proceeding. Overall comments relative to the Revised Notice of Motion paragraph 1 were supportive.

Councillor Dooley confirmed that he and Mr Lew will be meeting next week with Simon Court (MP, Member of Environment Select Committee and Parliamentary undersecretary for RMA Reform), so that could present an opportunity for such discussion. Mayor Gibson confirmed it would be preferable to have a separate meeting with Associate Minister Hoggard as planned, so a good number of Committee members could attend.



The Chairperson questioned the extent to which *the Committee* (i.e. in its entirety) would need to attend. Mayor Gibson confirmed she is open to however many as available attending.

Mr Madgwick confirmed his support for the motion, pointing out it would be very unwise to proceed with such strong signals re: SNAs being sent from the Government. He pointed out the importance of the Committee “getting things right”. This was supported by Mayor Lash and Mr Tumahai. The inherent feeling is that the Te Tai o Poutini Plan (TTPP) is “our Plan” (i.e. a District Plan for the three District Councils – Buller, Grey and Westland – which the TTPP Committee needs to retain control of.

Mayor Gibson queried why a matter such as this has to go before the Hearings Panel – and particularly when the TTPP Committee *itself* recently agreed to extend the closing date on submissions for Variation 2: Coastal Natural Hazards Mapping from 16 to 30 August 2024. The Chairperson felt that particular matter did not require any further attention at this stage.

Revised Notice of Motion – As Agreed

That the Committee asks the Project Manager to remind the Hearings Panel that it had by Minute 14 – 11 January 2024 postponed the Ecosystems and Indigenous Biodiversity Hearing to October 2024, and that it be asked to reschedule the scheduled Hearing for the end of August 2024 to the end of October 2024 in line with that decision.

Moved Mayor Gibson/Seconded Councillor Gibson
CARRIED (9 for/2 against – Councillor Dooley and Mayor Cleine)

That the Committee seeks urgent meetings with the Crown to determine its intentions in relation to the signalled review on SNAs and how it impacts on the TTPP, and to inform the Crown of the grave implications for the Coast, both financial and social, if we continue to have to legislate for SNAs.

Moved Mayor Gibson/Seconded Councillor Gibson
AGREED

The Meeting ended at 4.15pm.



MINUTES OF MEETING OF TE TAI O POUTINI PLAN COMMITTEE HELD AT WESTLAND DISTRICT COUNCIL AT 10.00AM ON 7 AUGUST 2024

Present

Rex Williams (Chairman), Mayor T. Gibson (GDC), Cr A. Cassin (WDC), P. Madgwick (Makaawhio), F. Tumahai (Ngāti Waewae), Cr A. Gibson (GDC), Mayor H. Lash (WDC);
 Online: Mayor J. Cleine (BDC), Cr G. Neylon (BDC), Cr B. Cummings (WDC), Cr P. Haddock (WCRC),

In attendance

Scott Baxendale (WDC), J. Allen (WCRC), P. Pretorius (GDC), Chu Zhao (WCRC)
 Online: J. Armstrong (TTPP Project Manager), Michael McEnaney (GDC), D. Lew (WCRC), Simon Pickford (BDC), Mia Turner (Public)

Welcome

Confirm minutes of the previous meeting held 19 June 2024

Moved (Cr A. Cassin/ Mayor J. Cleine)

That the minutes of the meeting held 19 June 2024 be confirmed

Carried

Confirm minutes of emergency meeting held online on 26 July 2024

Moved (F. Tumahai / Cr A. Cassin)

That the minutes of the meeting held online on 26 July 2024 be confirmed

Carried

Matter arising from previous meeting

Mayor T. Gibson asked a question about mapping: the mapping for the Grey District in previous minute stated that it was still offline, and people were wanting to view it and download at the moment and being a backup.

J. Armstrong noted that she has put a link under Technical Reports on the TTPP website.

Cr A. Gibson asked if there is any way we could make it easier for people to understand the mapping.

J. Armstrong responded that there is a lot of information on those maps, but the TTPP info line is available and staff are happy to step people through the process while they are online.

R. Williams added that Doug Bray responds a lot to the public's questions. R. Williams said that getting in touch with Doug would be his suggestion if in doubt.

P. Madgwick suggested the staff could use plain English for writing letters.



R. Williams said he has read the letter very carefully to make sure that he is comfortable. He said he would do better in the future by using plain English.

P. Madgwick said sometimes the mapping on the website is not working.

J. Armstrong replied that they occasionally hear the same issue, but they don't have any trouble when they go to open it. She was not sure if it's a matter of overload or connections, but would follow up.

R. Williams added that he has found that using an IPAD is quite difficult and it's somewhat better if he tries his laptop.

Updated Te Tai o Poutini Plan Standing Orders

J. Armstrong noted that during the Committee Meeting in June 2024, committee members agreed to tabled amendments being made to Te Tai o Poutini Plan Standing Orders, and approved a recommendation that the amended Standing Orders would be presented at this meeting, to take effect from 1 October 2024. J. Armstrong has appended the final version of the standing orders and accepted the track changes from the version that committee members saw at the last meeting, and updated sections that committee members approved relating to attendance by electronic link.

Moved (Cr A. Gibson/ Cr P. Haddock)

That the Te Tai o Poutini Plan Standing Orders (attached) be adopted, to take effect from 1 October 2024.

Carried

Delegation to hear Variations 1 and 2

J. Armstrong noted that TTPP Committee approved the notification of Variation 1 - Activities on the Surface of Water, and Variation 2 – Coastal Natural Hazard Mapping at its 29 April 2022 meeting. Both variations were notified on 27 June 2024, and hearings for them have been scheduled for 26 November 2024 and the week of 17 March 2025. J. Armstrong noted the timing for this provides an opportunity for commissioners who have a really good understanding of the TTPP to continue with those variations and providing recommendations all at once. J. Armstrong pointed out one of the benefits of delegating to the current commissioners is that there is no need to amend the current contracts because they are engaged until all of the recommendation reporting is made.

Cr G. Neylon asked if people are submitting to the variation of the maps, are they entitled to submit to the rules that may come out of the variation.

J. Armstrong answered no, as the rules are not changing and rules were put out with the Proposed TTPP a couple of years ago, so they've already been out for submissions.

Cr G. Neylon asked if people who suddenly find that they're within the hazard zone don't have any opportunity to submit on the rules.

J. Armstrong answered they could try a late submission, and it's acceptable.



Moved (F. Tumahai/ Mayor H. Lash)

1. *That the Committee receives this report*
2. *Acting under section 34A of the Resource Management Act 1991, and clause 10 of the Local Government Reorganisation Scheme (West Coast Region) Order 2019 Te Tai o Poutini Plan Committee delegates to Dean Chrystal, Anton Becker, Paul Rogers, Sharon McGarry and Maria Bartlett, all functions powers and duties necessary to hear submissions and evidence on Variations 1 and 2 to the proposed Te Tai o Poutini Plan, including the exercise of any powers conferred by RMA sections 41 (a) and 42 (a).*

Carried

Extension Request for Te Tai o Poutini Plan Decision

Cr A. Cassin asked the reason for applying for an extension after the end of the two-year period, instead of prior to the end of the two-year period.

R. Williams answered that this was overlooked in the change of staff.

Mayor H. Lash asked should they be looking to have more time than 12 months.

J. Armstrong said it was possible, and it might be prudent to at least ask for 18 months.

Moved (Mayor H. Lash/ Cr A. Cassin)

1. *That the Committee receives this report 2.*
2. *That the Committee direct and approve staff to prepare an application to the Minister for the Environment for an 18-month extension, to 14 January 2026, for giving a decision on the TTPP.*

Carried

June 2024 Financial Report

J. Armstrong noted that this is the end of the financial year statement, and the expenditures are tracking below expected, with a favourable variance of \$393,105. J. Armstrong noted that the deficit in the budget line for Pokeka Poutini Ngāi Tahu Limited is offset against lower costs for other budget items. The Pokeka Poutini Ngāi Tahu contract is to secure the ongoing detailed and valuable input from them for the remaining hearing topics s42A reports. They will also prepare and provide more information on the SASM in Schedule 3 that were not submitted on and combine all SASM information into one report. J. Armstrong noted that the variance for the Consultant Planners and Contractors items is still \$75,000. J. Armstrong noted that the borrowing requirement to the end of the period for the whole process so far is \$1,783,330.

Moved (Cr A. Cassin/ Cr G. Neylon)

1. *That the Committee receive the report*

Carried



Project Manager Update

J. Armstrong noted that the link to coastal variation maps for the Greymouth Coastal Hazards is available in response to Mayor Gibson's query. J. Armstrong pointed out that commissioners are doing a lot of site visits at the moment in all three of the districts. J. Armstrong noted that the Hearings Chair issued Minute 33 on 18 July 2024, which explained that coastal hazard rules will no longer be heard with the other natural rules in October. These rules will now be heard along with Variation 2 – Coastal Natural Hazard Mapping in the week of 17 March 2025. J. Armstrong corrected that five submissions were received for Variation 1, not four submissions. J. Armstrong pointed out that staff held a public information session on Variation 2 in Westport on 30 July 2024, in response to public calls for further information. It was attended by over 100 people. J. Armstrong suggested that monthly Committee meetings get reinstated from now on and would get some dates into Committee members' calendars.

Cr A. Cassin passed on the thanks of the people of South Westland for offering the second public information session from the staff.

P. Madgwick noted that it's important to make sure that the public has the opportunity to understand coastal hazard variation. P. Madgwick added that we should have the maps on display in libraries in the three main towns.

J. Armstrong noted that maps are in the libraries and the district councils alongside the variation information in submission forms.

Cr G. Neylon asked if we could have a drop-box at the council when would submissions need to be received there.

J. Armstrong noted that they have an agreement with the Buller District Council, that council staff will seal the box at 5pm, and it will be collected in the following week.

Cr B. Cummings asked is there any possibility that area maps could be put up in the information centres like Haast, Punakaiki and Karamea.

J. Allen said she is going to check that.

Moved (Mayor T. Gibson / Cr P. Haddock)

1. *That the Committee receives the report.*

Carried

Motion about Extraordinary Meeting on 2 August

J. Armstrong pointed out the background of the motion, and reasons why the Ecosystem and Biodiversity hearing was rescheduled to August. J. Armstrong noted that the hearing panel has carefully considered the TTPP committee's request to postpone the August hearing date to November. J. Armstrong noted that this will incur additional costs, require the rescheduling of outstanding matters in variation one hearing, and ultimately will delay the release of the hearing



panel's decision next year. J. Armstrong noted that postponing the hearing will not enable the parties to provide further evidence. The Hearing Panel asks that the TTPP Committee urgently advise the Hearing Panel if it still requests the August hearing be postponed, in light of the consequences outlined above in Minute 36.

Mayor T. Gibson proposed that:

1. The Hearing Panel be advised that, whilst the implications of the delay as sought are duly noted, it is outweighed by the social and financial implications to the three District Councils of having to proceed with the process of identifying and protecting SNAs:
 - at a time that landowners are under a distinct impression that the District Councils are precluded from doing so.
 - at a time that the Government, per advice provided even over the past few days, remain committed to drastically modify the obligation of Councils in relation to SNAs.
2. On that basis, it be confirmed to the Hearing Panel that the Committee still requests the postponement of the August 2024 Hearing on the Ecosystems and Indigenous Biodiversity Chapter of TTPP to the week of 18th November 2024.

Moved (Mayor T. Gibson/ P. Madgwick)

Carried

Closing comments

R. Williams noted that we will have a brief meeting in September (the end of August), and we've got a full meeting on the 10th of October at Grey District Council at 9am.

Meeting ended at 11.35am.



DRAFT MINUTES OF THE WEST COAST EMERGENCY MANAGEMENT JOINT COMMITTEE

**Joint Committee
West Coast Emergency Management
8 May 2024**

Joint Committee Chair – Mayor Jamie Cleine and Simon Pickford (BDC), Mayor Tania Gibson and Paul Morris (GDC), Mayor Helen Lash, Francois Tumahai, Darryl Lew, Jo Field (WCRC), Cindy Fleming, Tony Hart (WCEM), Pat Waters (NEMA), Te Aroha Cook (Group Controller, arrived 0945hrs)		
1. Welcome and apologies. a. Mayor Jamie welcomed everyone to the meeting. b. Apologies from Paul Madgwick, Francois Tumahai, Chair Peter Haddock, Claire Brown		
2. Confirmation of the Minutes of last meeting held on Friday, 1 September 2023. a. No matters arising from the previous meeting.		
Moved	Mayor Cleine Tania Gibson	Carried
3. Group Manager Report – Cindy Fleming (Acting Group Manager) - Report taken as read. <ul style="list-style-type: none"> • Activations: One activation in April since Joint Committee last met. • Work programme provided with updated comments. • Expecting update on NEMA Resilience Fund applications in June. • Training update provided with good numbers of enrollments. The importance of the Controllers training in June was emphasised. • Updates provided on the extent of the work in readiness for the National Exercise Ru Whenua. • Noted the appointment of the EMO Partnerships role with a focus on working with critical infrastructure entities. 		
Motion:	Agreed to receive the report	
Moved by:	Mayor Lash	Carried
Seconded by:	Mayor Gibson	
4. Reviews of the North Island Weather Events – Cindy Fleming (Acting Group Manager) <ul style="list-style-type: none"> • Multiple reviews and inquiries have occurred in relation to the North Island severe weather events. • NEMA are producing a consolidated report on the multiple reviews. This will assist us to review the relevance. J Cleine agreed it would be benefit to workshop the findings. S Bastion also noted it would be relevant to review the role of other agencies as well and have some gap analysis. D Lew also noted this would be useful to highlight areas that we need to improve on or areas we need to resource. The findings should go back to Joint Committee. S Bastion noted timing with funding conversations and district council LTPs. J Cleine supported a full and transparent report back that was a consolidated view across all councils. 		
Motion:	Agreed to workshop, to take back to CEG and Joint Committee.	
Moved by:	Mayor Cleine	Carried
Seconded by:	Mayor Lash	



<p>5. Emergency Coordination Centre Facilities - Cindy Fleming (Acting Group Manager)</p> <ul style="list-style-type: none"> • C Fleming took the report as read and noted the report addresses a number of questions and concerns raised at previous meetings. • There was extensive discussion on this item. There were still reservations from some on the benefits and costs associated with the co-location. There was also some attention drawn to the current facilities challenges that Police have and whether there was an opportunity. • It was agreed to write to the Minister for Emergency Management and Recovery on the matter and whether there was a boarder conversation. • It was also agreed that WCEM work with FENZ on a full assessment of costs. • Members were open to an extraordinary meeting to progress these decisions is required. <p>Motion: To receive the report and request a full cost breakdown relating to the co-location proposal and confirm financial arrangements between WCEM and FENZ.</p> <p>Moved by: Mayor Cleine Carried</p> <p>Seconded by: Mayor Lash</p>		
<p>6. “Resilient Westport Programme Update” – Cindy Fleming (Acting Group Manager)</p> <ul style="list-style-type: none"> • Progress has been made with recruitment with a start date in May. <p>Motion: To receive the report.</p> <p>Moved by: Mayor Cleine Carried</p> <p>Seconded by: Mayor Gibson</p>		
<p>7. National Emergency Management Update from Pat Waters – Report taken as read.</p> <ul style="list-style-type: none"> • Review of Review is expected out by end May. • No updates yet on the outcome of the West Coast’s Resilience Fund applications. <p>noted the importance of the Reviews and the need to workshop how they apply to us.</p> <p>Motion: To receive the report.</p> <p>Moved by: Mayor Cleine Carried</p> <p>Seconded by: Mayor Lash</p>		
<p>8. General Business</p> <p>D Lew raised noted Police were currently using the ECC for eight weeks while they were finding alternate accommodation. He noted they requested an extension for a further eight. During these discussions the proposal to write to the Minister in light of the challenges Police were facing with facilities, and the option of a shared precinct should be raised.</p> <p>J Cleine agreed to draft a letter to circulate for comment.</p>		
<p>9. Meeting Closed by Mayor Cleine</p> <p>Meeting closed 10.40am</p>		

8 IN COMMITTEE ITEMS

COUNCIL IN-COMMITTEE

That the public is excluded from this part of the meeting in relation to:

Agenda item(s)

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

OFFICER RECOMMENDATION

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
<p>8.1 - CONFIRMATION OF IN COMMITTEE MINUTES OF ORDINARY COUNCIL MEETING HELD ON 12 AUGUST 2024</p>	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.2 - CONFIRMATION OF IN COMMITTEE MINUTES OF EXTRAORDINARY COUNCIL MEETING HELD ON 13 AUGUST 2024</p>	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>

<p>8.3 - CONFIRMATION OF IN COMMITTEE MINUTES OF EXTRAORDINARY COUNCIL MEETING HELD ON 27 AUGUST 2024</p>	<p>s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.4 - RECEIPT OF IN COMMITTEE MINUTES OF THE FINANCE REGULATORY AND BUSINESS SUPPORT COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 9 SEPTEMBER 2024</p>	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.5 - RECEIPT OF IN COMMITTEE MINUTES OF THE OPERATIONS AND CAPITAL PROGRAMME DELIVERY COMMITTEE HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 9 SEPTEMBER 2024</p>	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.6 - IN COMMITTEE MATTERS UNDER ACTION IN COMMITTEE</p>	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.7 - LORD STREET LEASE: FUTURE OF</p>	<p>s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons s7(2)(b)(ii) - the withholding of the information is necessary to</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for</p>

	<p>protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p>	<p>withholding would exist under section 6 or section 7</p>
<p>8.8 - SETTLEMENT OF DISPUTE: DAMAGE TO TANKER: CONDONING ACTIONS TAKEN BY ACTING CHIEF EXECUTIVE OFFICER UNDER URGENCY.</p>	<p>s7(2)(b)(ii) - the withholding of the information is necessary to protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p> <p>s7(2)(g) - the withholding of the information is necessary to maintain legal professional privilege</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
<p>8.9 - STORMWATER/SEWER INTRUSION INTO PROPERTY: CARROL STREET, HALL JONES STREET, MILLS STREET, RUNANGA: POTENTIAL CLAIM: MR JOHN MCVICAR:</p>	<p>s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons</p> <p>s7(2)(g) - the withholding of the information is necessary to maintain legal professional privilege</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>

<p>8.10 - PROVISION OF RENT RELIEF TO VOLUNTARY AND OTHER ORGANISATIONS. REVIEW OF POLICY.</p>	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7</p>
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9 COUNCIL RESUMES IN OPEN MEETING

CLOSURE OR RATIFICATION OF DECISIONS IN OPEN MEETING